

**MINUTES OF THE**  
**TOWN COUNCIL MEETING OF**  
**GARDEN CITY, UTAH**

The Garden City Town Council held their regularly scheduled meeting on Wednesday, March 12, 2025. This meeting was held at the Garden City Lakeview Building located at 69 N. Paradise Parkway, Building C. Mayor Leonhardt opened the meeting at 5:02 p.m.

Town Council Members Present:

Mike Leonhardt, Mayor  
Pat Argyle  
Ken Hansen  
Martell Menlove  
Jordan Parry

Others Present:

Cathie Rasmussen  
Dan Kurek  
Michael & Candy Thomas  
Bill & Dana Hurdlik  
Matt Larsen

On Teleconference:

**Pledge of Allegiance and Prayer**

A prayer was offered by Council Member Hansen. The pledge of allegiance was led by Mayor Leonhardt.

**1. Roll Call**

Mayor Leonhardt asked for a roll call of Council Members present: Mayor Leonhardt, Council Member Argyle, Council Member Hansen, Council Member Menlove, and Council Member Parry.

**2. Approval of Minutes**

- a. February 13<sup>th</sup>, 2025, regular Town Council Meeting.

Council Member Argyle made the motion to approve the minutes of the February 13<sup>th</sup>, 2025, regular Town Council Meeting. Council Member Hansen seconded the motion. A vote was taken: Council Member Argyle, for; Council Member Hansen, for; Council Member Menlove, for; Council Member Parry, for. Motion Carried.

**3. Public Comments – 2-minute time limit**

Michael Thomas asked who's responsible for maintaining easements in Bridgerland. Cows keep getting out and crossing onto private property. Mayor Leonhardt said the property owner or who is leasing the property. It was suggested it might be Kim Wilson or Bill Cox.

**4. Condominium Discussion**

a. Dan Kurek – Building Official

Mr. Kurek discussed his research from other cities and created a draft that fit Garden City on "condominium-izing" commercial units, and mixed-use buildings, so they can be sold individually.

CM Parry asked what the downside would be. He was told that there really isn't.

The council agreed to look at it. Mr. Kurek will get the information to the council so they can move forward with an ordinance.

Mayor Leonhardt asked Mr. Kurek to address the change to Resolution #R25-05 with the Town Council while he was at the table. He explained that the current ordinance and fee schedule does not encourage compliance with the Dark Sky Ordinance. The updates will do that better.

CM Hansen shared his experience with compliance with similar ordinances. The council discussed other questions, ideas, and experiences with dark sky ordinances in other towns.

**5. Business License Discussion/Approval**

a. MTT, LLC. 1447 Chokecherry Dr. Michael Thomas

Michael and Candy Thomas were present. He has two trucks and two trailers. He was asked if the equipment fits on his property. He said in the winter it is difficult. The mayor told him to keep that in mind as it's a violation of the Garden City Code in the winter.

Council Member Argyle made the motion to approve the business license for MTT, LLC. Council Member Menlove seconded the motion. A vote was taken: Council Member Argyle, for; Council Member Hansen, for; Council Member Menlove, for; Council Member Parry, for. Motion Carried.

**6. Resolution Discussion/Approval**

- a. Resolution #R25-05, A Resolution Updating the Dark Sky Ordinance Citation Fee
- b. Resolution #R25-06, A Resolution Updating the Administrative Code Infraction Fine Schedule

CM Argyle was concerned and stated she wanted to be certain that they would receive a warning first.

CM Menlove asked for clarification on the wording changes to the fee schedule in Resolution #R25-06.

Council Member Menlove made the motion to approve Resolution #R25-05, Resolution Updating the Dark Sky Ordinance Citation Fee. Council Member Hansen seconded the motion. A vote was taken: Council Member Argyle, for; Council Member Hansen, for; Council Member Menlove, for; Council Member Parry, for. Motion Carried.

**7. Short-term Rental License Discussion/Approval**

- a. Suzie Clark, 348N Sunrise
- b. Prime Properties, 861 Blackberry
- c. Rodney Anderson, 301 S 100 W

Prime Properties manages item 7a and 7b. The Town Clerk will verify their license in Garden City and there is an emergency contact within 15 minutes.

Council Member Menlove made the motion to approve the short-term rental license for 348 N Sunrise, 861 Blackberry, and 301 S 100 W with the verification mentioned. Council Member Parry seconded the motion. A vote was taken: Council Member Argyle, for; Council Member Hansen, for; Council Member Menlove, for; Council Member Parry, for. Motion Carried.

**8. Miscellaneous Discussion/Approval**

Mayor Leonhardt asked CM Parry if he'd been contacted about the Pickleball Tournament at Raspberry Days. Not yet. He also told him he had gotten some phone calls from people very excited about the ball diamonds being completed and looking forward to getting things started in Garden City.

**9. Council Member Reports**

CM Parry had nothing to report.

CM Hansen asked to meet with Dan Kurek and the mayor sometime next week to discuss the library. They agreed to meet at 4:00 p.m. on Tuesday.

He will be meeting tomorrow to discuss some of the water rights that will be transferred for the well in Hodges Canyon. The well driller that drilled the test well is trying hard to get the contract to drill the main well.

CM Hansen added that the vehicle they use to water the flowers is done. Debbie will be back to help plant, and Donna Hansen will spearhead the beautification committee. They are looking for volunteers to help.

CM Martell reported on the quarterly UDOT meeting he attended today. There is some additional funding on the trail to go north. They now have approximately 9 million dollars to get the trail to Swan Creek.

UDOT is still looking into some signage on Bear Lake Blvd where animals tend to cross.

The contract to lay fiber in Logan Canyon will start this spring. There are 2 crews in 2 different locations. They will not be allowed to stop traffic for no more than 15 minutes. This will be from the UDOT sheds to Logan.

Mayor Leonhardt said that UDOT showed a concept of a roundabout at the Highway 89 and 300 West intersection. A roundabout will cost approximately 4 million dollars. A traffic light will be \$400,000, but the town doesn't qualify for a light. UDOT will do another study this summer since the last study was in 2021.

CM Argyle is getting a contract for the 4<sup>th</sup> of Jul from a vendor. She also has people flying in for Raspberry Days entertainment. She is thinking about doing karaoke in between Bingo games. Raspberry Days is moving forward, and plans are coming together. She's been coordinating with Public Works

The stage expansion will be underway and hoping it will be done July 1<sup>st</sup>. CM Hansen stated that CM Argyle did not request money for tables. CM Argyle said it will not be in the budget because of the stage.

The Town Council discussed future plans and ideas for the Heritage Park.

#### **10. Payment Vouchers**

Council Member Hansen made the motion to pay the bills. Council Member Parry seconded the motion. A vote was taken: Council Member Argyle, for; Council Member Hansen, for; Council Member Menlove, for; Council Member Parry, for. Motion Carried.

#### **11. Adjournment**

There being no further business, Council Member Parry made the motion to adjourn at 6:01 p.m. Meeting adjourned.

APPROVAL:

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Michael Leonhardt, Mayor

Attest:

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Cathie Rasmussen, Town Clerk

Cathie Rasmussen &lt;townclerk@gardencityutah.gov&gt;

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## Town council agenda

5 messages

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**Gary McKee** <gary@bearlakerealty.com>  
To: townclerk@gardencityutah.gov

Tue, Apr 1, 2025 at 2:18 PM

Sending this to let you know I'm on the agenda to speak about the new STR rules of no one being able to apply for a license between May 1 and Jan 1

1. Issue if I sell a home may 1 then the new owner would have to kick out the renters who have already paid deposits planned vacation time bought plane tickets etc.
2. Can this be solved by giving any new purchase a 30 day window of transferring a current license to comply.
3. Or just transferring any current registered home to the new buyer by paying a \$100 transfer paperwork fee since all the other inspections have already been done.
3. Is there some other way to slow down rentals than creating this rule of not being able to register your home? The fear is it will encourage the practice of illegal renting. It seems like we want to make this process as easy as possible so people will register.
4. Registering Jan 1 to April 30 seems like a harder time to comply with the rules. How do they pave a driveway during those months.
5. If we really are doing this to keep from being bombarded with rentals can the license run from the date they register to 1 yr from that date then the work load would be spread out over the whole year?

Gary McKee - President  
Bear Lake Realty  
C: (435) 757-6430  
O: (435) 946-8888  
F: (435) 946-3230  
Gary@BearLakeRealty.com  
www.BearLakeRealty.com

## Application for Project Review Garden City, Utah

This application must be accompanied with the necessary and appropriate materials, as stated on the project checklist, before it will be accepted for processing. The date upon which the project will appear on an agenda is determined by the notification schedule required by the State of Utah. The project will be scheduled for the next meeting for which a legal notice has not yet been prepared, after an application is accepted as complete by the Town Staff.

Type of Application (check all that apply):

- ☐ Annexation
- ☐ Appeal
- ☐ Conditional Use Permit
- ☐ Condominium/Townhouse
- ☐ Encumbrance
- ☐ Extension of Time
- ☐ Lot Split/Lot Line Adjustment
- ☐ Plat Amendment (Subdivision)
- ☐ PUD Development Plan
- ☐ PUD Phase Approval/Preliminary or Final
- ☐ PRUD Conceptual
- ☐ PRUD Phase Approval/Preliminary or Final
- ☐ Subdivision
- ☐ Vacation of Subdivision
- ☐ Variance
- ☐ Water Transfer
- ☐ Zone Change
- ☐ AEG Meeting, (Affected Entity Group)
- ☐ Public Infrastructure District
- ☒ Other Land Use Permit Set back discussion/approval

Ordinance Reference:

11A-301  
11B-400  
11C-500  
11E-524 or 11E-525  
  
Subdivision 11E-503/PUD or PRUD 11F-107-A-2  
11E-506  
  
11C-1950, 11E-100, and 11F-100  
11C-1950, 11E-100, and 11F-100  
11C-1950, 11E-100, and 11F-100  
11C-1950, 11E-100, and 11F-100  
11E-100  
11E-523  
11B-308  
13A-1300

Garden City PID Policy

Project Name: Livingston Homes 16-plex Current Zone: C1 Proposed Zone: \_\_\_\_\_

Property Address: ~ 305 No Paradise Parkway, \_\_\_\_\_

Parcel #                     

Contact Person: Scott Livingston Phone #: 801 722-4546

E-mail address: invoices@livingstonhomes.co

Mailing Address: PO Box 386 Garden City UT 84028

Applicant (if different): Lisa Transtrom Phone #: 208-479-5698

Mailing Address: lisa@livingstonhomes.co

Property Owner of Record (if different): \_\_\_\_\_ Phone #: \_\_\_\_\_

Mailing Address: \_\_\_\_\_

Project Start date: \_\_\_\_\_ Completion date: \_\_\_\_\_


Describe the proposed project as it should be presented to the hearing body and in the public notices.

Discussion of a 2ft set back on west property boundary.

Lot Size in acres or square feet: \_\_\_\_\_ Number of dwellings or lots: \_\_\_\_\_

Non-residential building size: \_\_\_\_\_

I certify that the information contained in this application and supporting materials is correct and accurate. I have read and understand the requirements and deadlines associated with this application.

  
Signature of Applicant

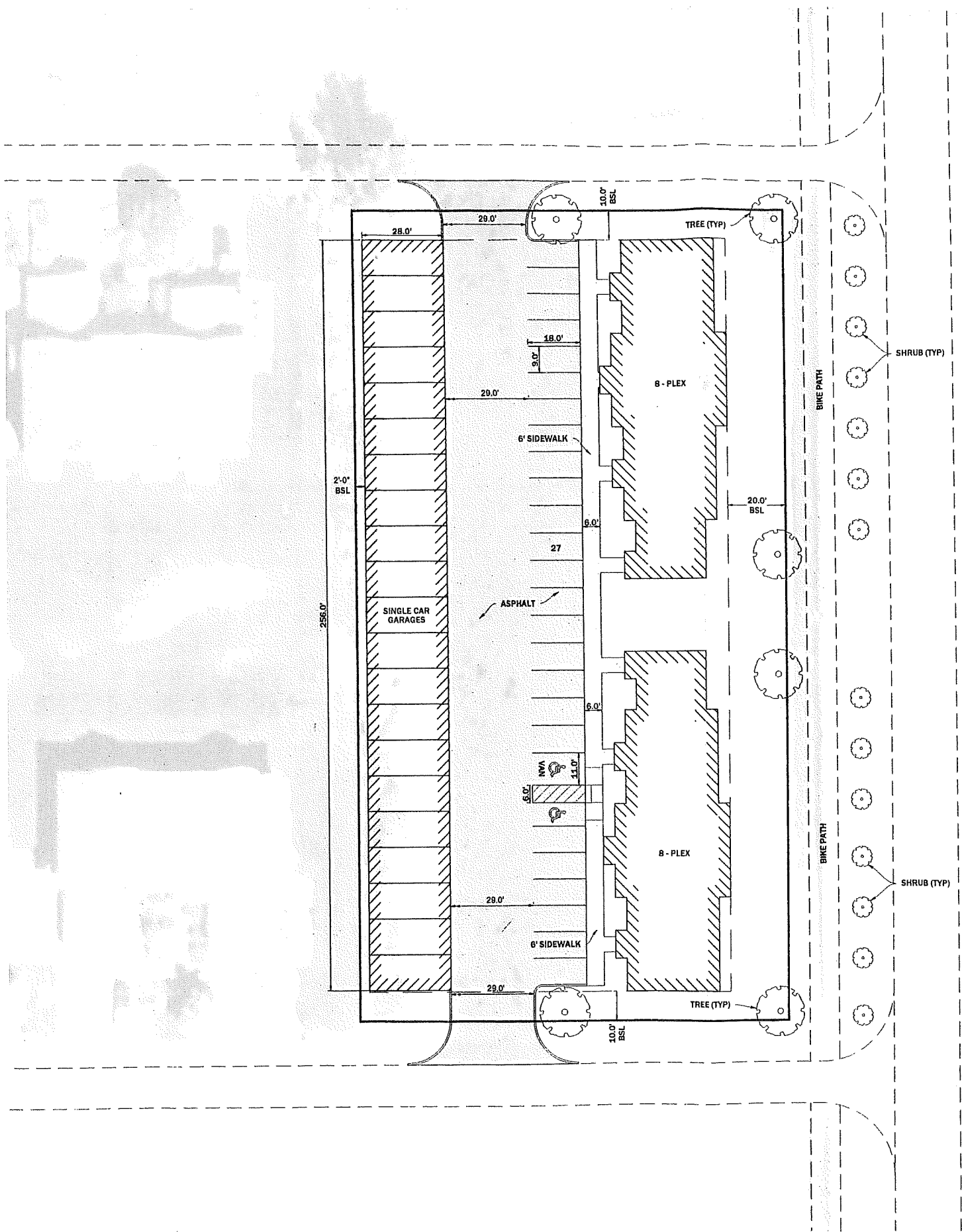
I certify that I am the Owner of Record of the subject property and that I consent to the submittal of this application. **Owner of Record MUST sign the application prior to submitting to Garden City.**

\_\_\_\_\_  
Signature of Owner of Record

\_\_\_\_\_  
Signature of Owner of Record

\_\_\_\_\_  
Signature of Owner of Record

Office Use Only
Date Received: _____
Fee: _____
By: _____





TC Approval

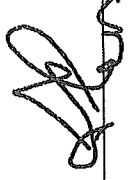
**SHORT TERM/NIGHTLY RENTAL INSPECTION CHECKLIST**

**Address:** 238 Seasons Ln \_\_\_\_\_  
**Date of inspection:** January 31, 2025 \_\_\_\_\_  
**Owner:** Dawson Bingham \_\_\_\_\_

Safety Inspections:		Time limit to correct:									
Handrails/Guardrails	y										
Outdoor lights	y										
Water shut off	y										
Gas shut off	y										
Electrical outlet plates	y										
Check address on unit	y										
Other:											

Sleeping Room	#1	#2	#3	#4	#5	#6	#7	#8	#9	#10
Sq Ft.	10.5x9	7x10.5	16x13	15x9	11x11					
Exit Required	y	y	y	y	y					
Window(s)	y	y	y	y	y					
Smoke Detector	y	y	y	y	y					
Total Sq. Ft.	94.5	73.5	208	135	121					632

Total Occupancy allowed at this address: 12, shall not include children under the age of three (3).  
Minimum parking required at this address: 3 Total number of parking spots on Property 3. All vehicles include trailer's, boats, motor homes, etc., shall park on property. Each trailer is considered a vehicle.

Signatures: \_\_\_\_\_ Date: January 31, 2025  
Inspector:  \_\_\_\_\_  
Owner/Property Manager: \_\_\_\_\_



Business Center (business-center)

Admin (admin)

Admin Dashboard (admin)

Details

Activity Log

Audit Log (2)

Businesses (admin/business/) 2 (admin/business/?mode=filter\_business&amp;start BUSINESS TASK ID=1)

Workflows (admin/business)

Tasks (admin/business-to)

Forms (admin/business)

Fees (admin/business)

Approvals (admin/business)

30 (admin/business)

Licenses (admin/business)

Transactions (admin/business)

Batch Processing (admin/business)

Reconciliations (admin/business)

Admin Tools (admin/business)

Notifications (admin/business)

Media Library (admin/business)

Users (admin/business)

Reports (admin/business)

Accrual Based Reports (admin/business)

My Reports Menu (admin/business)

Business Audits (admin/business)

Events (admin/business)

Log Out (logout)

Advanced Menu open (admin/business)

Site Configuration

Support Procedures (admin/business)

State Data

LOGISTICS PARTIAL

## Short Term Rental Inspection Form

Owner/responsible party: JUSTIN HENRIKSEN Date: 11/29/24Address: 238 W. SEASONS LN. Suite/Apt#

## Access:

☒ Maintain fire lane free of obstruction☒ Provide address numbers visible from the street

## Fire Extinguishers

☒ Have new or refurbished and tagged ABC type fire extinguisher for each kitchen or kitchenette☒ Mount fire extinguisher in plain view and reach of kitchen

(may be mounted behind closet or cabinet door with placard in room)

☒ Provide free and clear access to the fire extinguisher

## Fire Alarms/CO Detectors

☒ Smoke/Fire alarm in every bedroom, great room, and hall immediately adjacent to bedroom☒ One CO detector installed for each level of the home☒ Smoke detectors communicate and activate at the same time

## Electrical, HAZMAT, and Storage

☒ Label electrical panel box breakers☒ Cover plates on all junction boxes, outlets, switches. No exposed or neighborhood extension cords☒ No flammable liquid or gases in the utility/furnace room or closet. Free access to these facilities

## Safety

☒ No obvious safety hazards determined at the discretion of the inspecting officerI certify that all items on this list are in compliance with National, state, and local codes and ordinances and have been inspected by a qualified member of the Garden City Fire District. Pass ☒ Fail ☐Inspected by: [Signature] Title: \_\_\_\_\_

Date: \_\_\_\_\_

Items that need to be corrected:

Date Modified 03/10/2025 11:51:06

TC Approval



**SHORT TERM/NIGHTLY RENTAL INSPECTION CHECKLIST**

**Address:** 140 W 150 S Bldg. L Unit 46  
**Date of inspection:** March 5, 2025  
**Owner:** Waterdance Property Management

Safety Inspections:		Time limit to correct:							
Handrails/Guardrails	y								
Outdoor lights	y								
Water shut off	y								
Gas shut off	y								
Electrical outlet plates	y								
Check address on unit	y								
Other:									

	#1	#2	#3	#4	#5	#6	#7	#8	#9	#10
Sleeping Room	16x13	15x11.5	15x11.5	13x11						
Sq Ft.										
Exit Required	y	y	y	y						
Window(s)	y	y	y	y						
Smoke Detector	y	y	y	y						
Total Sq. Ft.	208	172.5	172.5	143						

Total Occupancy allowed at this address: 12, shall not include children under the age of three (3).  
Minimum parking required at this address: 3 Total number of parking spots on Property 3. All vehicles include trailer's, boats, motor homes, etc., shall park on property. Each trailer is considered a vehicle.  
Signatures:  Date: March 5, 2025  
Inspector:   
Owner/Property Manager: \_\_\_\_\_

WATER-DANCE

## Short Term Rental Inspection Form

Owner/responsible party ERIC POPE

Date 11/4/24

Address 140 W. 150 S.

Suite/Apt# L-45

### Access

- ☒ Maintain fire lane free of obstruction
- ☒ Provide address numbers visible from the street

### Fire Extinguishers

- ☒ Have new or refurbished and tagged ABC type fire extinguisher for each kitchen or kitchenette
- ☒ Mount fire extinguishers in plain view and access of kitchen  
(may be mounted behind closet or cabinet door with placard on door)
- ☒ Provide free and clear access to the fire extinguisher

### Fire Alarms/CO Detectors

- ☒ Smoke/Fire alarms in every bedroom, great room, and halls immediately adjacent to bedrooms
- ☒ One CO detector installed for each level of the home
- ☒ Smoke detectors communicate and activate at the same time

### Electrical, HAZMAT, and Storage

- ☒ Label electrical panel box breakers
- ☒ Cover plates on all junction boxes, outlets, switches. No exposed wiring/hazardous extension cords
- ☒ No flammable liquids or gasses in the utility/furnace room or closet. Free access to furnace/utilities

### Safety

- ☒ No obvious safety hazards determined at the discretion of the inspecting officer

I certify that all items on this list are in compliance with National, State, and Local codes and ordinances and have been inspected by a qualified member of the Garden City Fire District. Pass ☒ Fail ☐

Inspected by: [Signature]

Title: \_\_\_\_\_

Date: \_\_\_\_\_

Items that need to be corrected:

\_\_\_\_\_  
\_\_\_\_\_

TC Approval

**SHORT TERM/NIGHTLY RENTAL INSPECTION CHECKLIST**

**Address:** 537 Blue Lake St

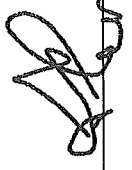
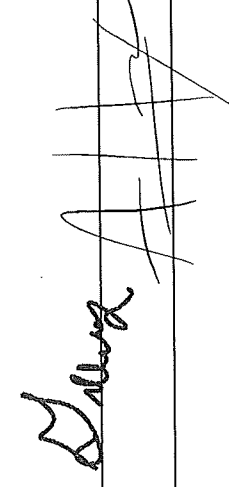
**Date of inspection:** January 16, 02025

**Owner:** Manage It Bear Lake

<b>Safety Inspections:</b>										<b>Time limit to correct:</b>
Handrails/Guardrails	y									
Outdoor lights	y									
Water shut off	y									
Gas shut off	y									
Electrical outlet plates	y									
Check address on unit	y									
Other:										
<b>Sleeping Room</b>	<b>#1</b>	<b>#2</b>	<b>#3</b>	<b>#4</b>	<b>#5</b>	<b>#6</b>	<b>#7</b>	<b>#8</b>	<b>#9</b>	<b>#10</b>
Sq Ft.	11.5x13	12x12.5	11x16	18.5x13						
Exit Required	y	y	y	y						
Window(s)	y	y	y	y						
Smoke Detector	y	y	y	y						
Total Sq. Ft.	149.5	150	176	240.5						716

Total Occupancy allowed at this address: 12, shall not include children under the age of three (3).

Minimum parking required at this address: 3 Total number of parking spots on Property 3. All vehicles include trailer's, boats, motor homes, etc., shall park on property. Each trailer is considered a vehicle.

Signatures:    
Inspector: \_\_\_\_\_  
Owner/Property Manager: \_\_\_\_\_

Date: January 16, 2025  
February 24, 2025

## Short Term Rental Inspection Form

Owner/responsible party MANAGE IT BEAR LAKE

Date 1/6/24

Address 537 BLUE LAKE STREET

Suite/Apt# \_\_\_\_\_

### Access

- ☒ Maintain fire lane free of obstruction
- ☒ Provide address numbers visible from the street

### Fire Extinguishers

- ☒ Have new or refurbished and tagged ABC type fire extinguisher for each kitchen or kitchenette
- ☒ Mount fire extinguishers in plain view and access of kitchen  
(may be mounted behind closet or cabinet door with placard on door)
- ☒ Provide free and clear access to the fire extinguisher

### Fire Alarms/CO Detectors

- ☒ Smoke/Fire alarms in every bedroom, great room, and halls immediately adjacent to bedrooms
- ☒ One CO detector installed for each level of the home
- ☒ Smoke detectors communicate and activate at the same time

### Electrical, HAZMAT, and Storage

- ☒ Label electrical panel box breakers
- ☒ Cover plates on all junction boxes, outlets, switches. No exposed wiring/hazardous extension cords
- ☒ No flammable liquids or gasses in the utility/furnace room or closet. Free access to furnace/utilities

### Safety

- ☒ No obvious safety hazards determined at the discretion of the inspecting officer

I certify that all items on this list are in compliance with National, State, and Local codes and ordinances and have been

Inspected by a qualified member of the Garden City Fire District.

Pass ☒

Fail \_\_\_\_\_

Inspected by: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_

Items that need to be corrected:

\_\_\_\_\_  
\_\_\_\_\_

SHORT TERM/NIGHTLY RENTAL INSPECTION CHECKLIST

Address: 495 Buttercup Lane

Date of inspection: March 10, 2025

Owner: Lance King

Safety Inspections:	Time limit to correct:									
Handrails/Guardrails	y									
Outdoor lights	y									
Water shut off	y									
Gas shut off	y									
Electrical outlet plates	y									
Check address on unit	y									
Other:										

Sleeping Room	#1	#2	#3	#4	#5	#6	#7	#8	#9	#10
Sq Ft.	12x14.5	14.5x26	11x14.5	15.5x14	11.5x15					
Exit Required	y	y	y	y	y					
Window(s)	y	y	y	y	y					
Smoke Detector	y	y	y	y	y					
Total Sq. Ft.	174	377	159.5	217	172.5					1100

Total Occupancy allowed at this address: 16, shall not include children under the age of three (3).

Minimum parking required at this address: 4 Total number of parking spots on Property 4. All vehicles include trailer's, boats, motor homes, etc., shall park on property. Each trailer is considered a vehicle.

Signatures: Inspector:  Date: March 25, 2025

Owner/Property Manager: \_\_\_\_\_

## Short Term Rental Inspection Form

Owner/responsible party LANCE KING

Date 3-25-25

Address 495 BUTTERCUP LANE

Suite/Apt# \_\_\_\_\_

### Access

- ☒ Maintain fire lane free of obstruction
- ☒ Provide address numbers visible from the street

### Fire Extinguishers

- ☒ Have new or refurbished and tagged ABC type fire extinguisher for each kitchen or kitchenette
- ☒ Mount fire extinguishers in plain view and access of kitchen  
(may be mounted behind closet or cabinet door with placard on door)
- ☒ Provide free and clear access to the fire extinguisher

### Fire Alarms/CO Detectors

- ☒ Smoke/Fire alarms in every bedroom, great room, and halls immediately adjacent to bedrooms
- ☒ One CO detector installed for each level of the home
- ☒ Smoke detectors communicate and activate at the same time

### Electrical, HAZMAT, and Storage

- ☒ Label electrical panel box breakers
- ☒ Cover plates on all junction boxes, outlets, switches. No exposed wiring/hazardous extension cords
- ☒ No flammable liquids or gasses in the utility/furnace room or closet. Free access to furnace/utilities

### Safety

- ☒ No obvious safety hazards determined at the discretion of the inspecting officer

I certify that all items on this list are in compliance with National, State, and Local codes and ordinances and have been inspected by a qualified member of the Garden City Fire District. Pass ☒ Fail \_\_\_\_\_

Inspected by: [Signature]

Title: CHIEF

Date: \_\_\_\_\_

Items that need to be corrected:

\_\_\_\_\_  
\_\_\_\_\_





TC Appuar

**SHORT TERM/NIGHTLY RENTAL INSPECTION CHECKLIST**

**Address:** 633 Cambry  
**Date of inspection:** February 13, 2025  
**Owner:** Nate Dahl

<b>Safety Inspections:</b>												<b>Time limit to correct:</b>
Handrails/Guardrails		y										
Outdoor lights		y										
Water shut off		y										
Gas shut off		y										
Electrical outlet plates		y										
Check address on unit		y										
Other:		Requires Grace Period Form										
<b>Sleeping Room</b>	<b>#1</b>	<b>#2</b>	<b>#3</b>	<b>#4</b>	<b>#5</b>	<b>#6</b>	<b>#7</b>	<b>#8</b>	<b>#9</b>	<b>#10</b>		
<b>Sq Ft.</b>	11.5x7	10.5x8.5	10.5x11	19x14	12.5x11							
<b>Exit Required</b>	y	y	y	y	y							
<b>Window(s)</b>	y	y	y	y	y							
<b>Smoke Detector</b>	y	y	y	y	y							
<b>Total Sq. Ft.</b>	80.5	89.25	115.5	266	137.5						688.75	

Total Occupancy allowed at this address: 13, shall not include children under the age of three (3).  
Minimum parking required at this address: 4 Total number of parking spots on Property 4. All vehicles include trailer's, boats, motor homes, etc., shall park on property. Each trailer is considered a vehicle.  
Signatures:   
Inspector:   
Owner/Property Manager: \_\_\_\_\_  
Date: February 14, 2025

## Short Term Rental Inspection Form

Owner/responsible party NATE DAHL Date 2/18/25

Address 633 N. CAMBRY DR. Suite/Apt# \_\_\_\_\_

### Access

- ☒ Maintain fire lane free of obstruction
- ☒ Provide address numbers visible from the street

### Fire Extinguishers

- ☒ Have new or refurbished and tagged ABC type fire extinguisher for each kitchen or kitchenette
- ☒ Mount fire extinguishers in plain view and access of kitchen  
(may be mounted behind closet or cabinet door with placard on door)
- ☒ Provide free and clear access to the fire extinguisher

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- ☒ Smoke/Fire alarms in every bedroom, great room, and halls immediately adjacent to bedrooms
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- ☒ Label electrical panel box breakers
- ☒ Cover plates on all junction boxes, outlets, switches. No exposed wiring/hazardous extension cords
- ☒ No flammable liquids or gasses in the utility/furnace room or closet. Free access to furnace/utilities

### Safety

- ☒ No obvious safety hazards determined at the discretion of the inspecting officer

I certify that all items on this list are in compliance with National, State, and Local codes and ordinances and have been inspected by a qualified member of the Garden City Fire District. Pass ☒ Fail \_\_\_\_\_

Inspected by: [Signature] Title: \_\_\_\_\_

Date: \_\_\_\_\_

Items that need to be corrected:

\_\_\_\_\_  
\_\_\_\_\_



Welcome to  
**Garden City**  
Utah  
*Where Families Play*

### Acknowledgement

By signing this you acknowledge that you have thoroughly read and fully understand the terms of this grace period. You also recognize that failure to complete the required steps will result in the forfeiture of the Short Term Rental License until the next calendar year/application period.

Code Enforcement/Building Official \_\_\_\_\_

Home Owner \_\_\_\_\_

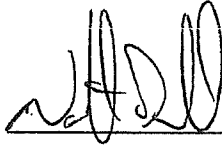
Property management(if applicable)  \_\_\_\_\_

*Either the Home Owner, or Property Manager Signature must be Notarized*

*Nathan Dahl*

### Notary Acknowledgement

State of Utah  
County of Rich

The STR Parking Grace Period was signed or acknowledged before me,  Who being duly sworn did prove on the basis of satisfactory evidence that they, the signer of STR Parking Grace Period, dated 2-18- 2025, who duly acknowledged to me that they signed the same.

Witness my hand and official seal.



Notary Signature

