

NS PUBLIC INFRASTRUCTURE DISTRICT NOS. 1, 3–5
JOINT SPECIAL MEETING via teleconference on
Wednesday, May 20, 2026, at 10:00 am Mountain Time (US and Canada)

This meeting is open to the public and may be joined using the following information:

<https://us06web.zoom.us/j/89145806551?pwd=kgf7WiCaPUBrsU91KHbYLn3t4ampZz.1>

Meeting ID: 891 4580 6551

Passcode: 393774

Call-in Number: 720-707-2699

ANCHOR LOCATION: 1648 North 1130 West, Salem, UT 84653

Trustees	Terms
Boyd Brown – Chair	Term from May 2, 2024 to 6 years from appointment
Jonny Christensen – Treasurer/Vice Chair	Term from May 2, 2024 to 4 years from appointment
Clay Winder – Clerk/Secretary	Term from May 2, 2024 to 4 years from appointment
Vacant	Term from [date of appointment] to [4 years from appointment]
Vacant	Term from [date of appointment] to [6 years from appointment]

NOTICE OF JOINT SPECIAL MEETING AND AGENDA

1. Call to Order/Declaration of Quorum
2. Preliminary Action Items
 - a. Approval of Agenda
 - b. Confirm Conflict of Interest Disclosures
3. Public Comment – Members of the public may express their views to the Boards on matters that affect the Districts. Comments will be limited to three (3) minutes.
4. Action Items
 - a. Approval of Minutes from April 10, 2026 Joint Regular Meeting
 - b. Boundary Actions
 - i. Certify Petition for Annexation of Property from NEW SALEM VISION 1, LLC and RED AND BROWN OREM, LLC (Annexation No. 2) (District No. 3)
 - ii. Adoption of Resolution Authorizing the Annexation of Certain Property within the Designated Annexation Area Boundaries (Annexation No. 2) (District No. 3)

- iii. Certify Petition for Annexation of Property from NEW SALEM VISION 1, LLC (Annexation No. 1) (District No. 4)
 - iv. Adoption of Resolution Authorizing the Annexation of Certain Property within the Designated Annexation Area Boundaries (Annexation No. 1) (District No. 4)
 - v. Certify Petition for Withdrawal of Property from NEW SALEM VISION 1, LLC (Withdrawal No. 1) (District No. 4)
 - vi. Adoption of Resolution Approving Withdrawal of Property (Withdrawal No. 1) (District No. 4)
- 5. Administrative (Non-Action) Items
 - 6. Adjourn

MINUTES OF A JOINT REGULAR MEETING
NS PUBLIC INFRASTRUCTURE DISTRICT NOS. 1, 3-5
BOARDS OF TRUSTEES

Friday, April 10, 2026 at 10:00 a.m. Mountain Time (US and Canada)
1265 E Fort Union Blvd., Suite 302, Cottonwood Heights, UT

The meeting was also held via teleconference and open to the public.

Attendance

The meeting referenced above was called and held in accordance with the applicable statutes of the State of Utah. The following members were in attendance:

Boyd Brown, Chair

Jonny Christensen, Treasurer/Vice Chair

Clay Winder, Clerk/Secretary

Also present: Megan J. Murphy, Esq. and Betsy F. Russon, Esq., WBA, PC, District General Counsel; Shelby Clymer and Lauren Warburton, CliftonLarsonAllen LLP, District Accountant; and Chase Hanusa, The Connexion Group, District Engineer.

Call to Order/Declaration of Quorum

It was noted that a quorum of each Board was present. Upon a motion duly made and seconded, the meeting was called to order.

Joint Meetings

The Boards of Trustees of the Districts (“Boards”) have determined to hold joint meetings of the Districts and to prepare joint minutes of action taken by the Districts in such meetings. Unless otherwise noted, all official action reflected in these minutes is the action of each of the Districts. Where necessary, action taken by an individual District will be so reflected in these minutes.

Preliminary Action Items

Approve Agenda

The Boards reviewed the proposed agenda for the meeting. Following discussion, upon a motion duly made by Mr. Christensen and seconded by Mr. Winder, the Boards unanimously approved the agenda as presented.

Conflict of Interest Disclosures

Ms. Murphy advised the Boards that, pursuant to Utah law, certain disclosures might be required prior to taking official action at the meeting. Ms. Murphy reported that disclosures for those directors that provided WBA, PC, with notice of potential or existing conflicts of interest were filed with the approving jurisdiction, in accordance with Utah law, and those disclosures were re-acknowledged by the Board members. Ms. Murphy inquired into whether members of the Boards had any additional disclosures of potential or existing conflicts of interest with regard to any matters scheduled for discussion at the meeting. The Boards confirmed no additional disclosures.

Public Comment

No members of the public were in attendance.

Action Items

Approval of Minutes from January 9, 2026 Joint Regular Meeting

Ms. Murphy presented minutes from the January 9, 2026 Joint Regular Meeting to the Boards for consideration. Following review, upon a motion duly made by Mr. Brown, seconded by Mr. Christensen, and upon a vote unanimously carried, the Boards approved the minutes.

Approval of Claims Listing

Ms. Clymer presented the Claims Listing to the Boards for consideration. Following review and discussion, upon a motion duly made by Mr. Brown, seconded by Mr. Christensen, and upon a vote unanimously carried, the Boards approved the Claims Listing in the amount of \$23,227.15.

Approval of March 31, 2026 Unaudited Financial Statements

Ms. Warburton presented the March 31, 2026 Unaudited Financial Statements to the Boards for consideration. Following review and discussion, upon a motion duly made by Mr. Brown, seconded by Mr. Christensen, and upon a vote unanimously carried, the Boards accepted the March 31, 2026 Unaudited Financial Statements.

Acceptance of 2025 Audit (District No. 1)

Ms. Clymer presented the 2025 Audit to the Board of District No. 1 for consideration. Following review and discussion, upon a motion duly made by Mr. Brown, seconded by Mr. Christensen, and upon a vote unanimously carried, the Board of District No. 1 unanimously approved the 2025 Audit subject to receipt of a clean opinion from the auditor.

Adoption of Joint Resolution Identifying Anchor Location for Meetings

Ms. Murphy presented the Joint Resolution Identifying the Anchor Location for Meetings to the Boards for consideration. Following review and discussion, upon a motion duly made by

Mr. Brown, seconded by Mr. Winder, and upon a vote unanimously carried, the Boards adopted the Joint Resolution Identifying the Anchor Location for Meetings.

Discuss and Authorize Legal Counsel to bind general liability and crime insurance, as required under Utah law, through the Utah Local Government Trust (District Nos. 3-5)

Ms. Murphy presented the general liability and crime insurance, as required by Utah law, through the Utah Local Government Trust to the Boards of District Nos. 3-5 for consideration. Following review and discussion, upon a motion duly made by Mr. Brown, seconded by Mr. Christensen, and upon a vote unanimously carried, the Boards of District Nos. 3-5 unanimously authorized Legal Counsel to bind coverage.

Administrative Non-Action Items

Confirmation of Completed Annual Trustee Training – Open and Public Meetings Act Training 2026

Ms. Murphy reminded the Board members of each District to complete the Trustee Training regarding the Open and Public Meetings Act required by the state auditor for new Board members. No action was taken.

Adjourn

There being no further business to come before the Boards and, upon a motion duly made, seconded, and unanimously carried, the meeting was adjourned.

The foregoing constitutes a true and correct copy of the minutes of the above-referenced meeting.

Clay Winder
District Clerk/Secretary

The foregoing minutes were approved on the 20th day of May, 2026.

NOTICE OF IMPENDING BOUNDARY ACTION
ANNEXATION OF PROPERTY
(ANNEXATION NO. 2)

To: Lieutenant Governor, State of Utah

From: NS Public Infrastructure District No. 3 (the “District”)

NOTICE IS HEREBY GIVEN that the Board of Trustees of the NS Public Infrastructure District No. 3 (the “Board”), desires to annex property into the boundaries of the District pursuant to [Utah Code Section 17D-4-201\(3\)](#).

A petition meeting the requirements for annexation set forth in Utah Code Section [17D-4-201\(3\)](#) has been filed with the Board (the “Petition”). The Board has adopted a resolution approving the annexation of the property as set forth in the Petition, a true and correct copy of which is attached hereto and incorporated herein by this reference as **Exhibit A**. The District hereby certifies that all requirements applicable to the annexation of the property set forth in the Petition have been met. The annexation of property is not anticipated to result in the employment of personnel and therefore [Utah Code Section 67-1a-6.5\(3\)\(d\)](#) is not applicable in this case. A copy of the Approved Final Local Entity Plat satisfying the applicable legal requirements as set forth in [Utah Code Section 17-23-20](#) and that has been approved by the Utah County surveyor as a final local entity plat is attached hereto and incorporated herein by this reference as **Exhibit B**.

CERTIFIED THIS 20TH DAY OF MAY, 2026.

DISTRICT:

**NS PUBLIC INFRASTRUCTURE
DISTRICT NO. 3**, a quasi-municipal corporation
and political subdivision of the State of Utah

By: _____
Officer of the District

STATE OF UTAH)
) ss.
COUNTY OF _____)

The foregoing instrument was acknowledged before me this ____ day of May, 2026, by
_____, as an Officer of the NS Public Infrastructure District No. 3.

Witness my hand and official seal.

My commission expires: _____

Notary Public

[Signature page to Notice of Impending Boundary Action (Annexation No. 2)]

Exhibit A

Resolution Annexing Property (Annexation No. 2)

**RESOLUTION
OF THE BOARD OF TRUSTEES OF THE
NS PUBLIC INFRASTRUCTURE DISTRICT NO. 3 AUTHORIZING THE
ANNEXATION OF CERTAIN PROPERTY WITHIN THE DESIGNATED
ANNEXATION AREA BOUNDARIES INTO THE DISTRICT; AND RELATED
MATTERS**

(ANNEXATION NO. 2)

WHEREAS, NS Public Infrastructure District No. 3 (the “**District**”) is a quasi-municipal corporation and political subdivision of the State of Utah , duly organized and existing pursuant to the Special District Act, Title 17B, Chapter 1, Utah Code Annotated 1953 and the Public Infrastructure District Act, Title 17D, Chapter 4, Utah Code Annotated 1953; and

WHEREAS, [Utah Code Section 17D-4-201\(3\)](#) provides that an area outside the boundaries of the District may be annexed into the District if: (a) the Board of Trustees of the District (the “**Board**”) adopts a resolution to annex the area; (b) the governing document or resolution creating the public infrastructure district authorizes the district to annex the proposed annexation area; (c) a petition signed by 100% of surface property owners within the proposed annexation area is filed with the public infrastructure district; and (d) if the creating entity is a county or municipality and the proposed annexation area is outside the creating entity’s boundaries, the legislative body of the relevant county or municipality adopts a resolution approving the annexation; and

WHEREAS, the Board desires to adopt this resolution to annex property into the District’s boundaries; and

WHEREAS, Section V.A.5 of the Governing Document authorizes the District to annex the proposed annexation area as required by [Utah Code Section 17D-4-201\(3\)\(b\)](#); and

WHEREAS, [Utah Code Section 17D-4-201\(3\)\(c\)](#) a petition for annexation that contains the signatures of 100% of the surface property owners within the area to be annexed demonstrating the surface property owners’ consent to the annexation into the District (the “**Petition**”) has been filed with the District; and

WHEREAS, the proposed annexation area is not outside the boundaries of the creating entity which is the City of Salem, Utah.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD AS FOLLOWS:

1. Approval of Annexation. The Board hereby acknowledges the Petition attached hereto as **Exhibit A** and approves the annexation of the property described in the Petition into the boundaries of the District.

ADOPTED MAY 20, 2026.

DISTRICT:

**NS PUBLIC INFRASTRUCTURE DISTRICT
NO. 3**, a quasi-municipal corporation and political
subdivision of the State of Utah

By: _____
Officer of the District

ATTEST:

By: _____

CERTIFICATION OF RESOLUTION

I hereby certify that the foregoing constitutes a true and correct copy of the Resolution Authorizing the Annexation of Certain Property within the Designated Annexation Area Boundaries adopted by the Board at a meeting held on May 20, 2026, at 1648 North 1130 West, Salem, Utah and via teleconference.

IN WITNESS WHEREOF, I have hereunto subscribed my name this 20th day of May, 2026.

Signature

Printed Name

EXHIBIT A

Petition for Annexation

PETITION FOR ANNEXATION OF PROPERTY

TO: BOARD OF TRUSTEES OF
NS-PUBLIC INFRASTRUCTURE DISTRICT NO. 3
SALEM CITY, UTAH

Pursuant to the provisions of Utah Code Section 17D-4-201(3)(c), New Salem Vision 1 LLC, a Utah limited liability company, and Red and Brown Orem, LLC, a Utah limited liability company (collectively the "Petitioners"), hereby respectfully request that the NS-PUBLIC INFRASTRUCTURE DISTRICT NO. 3 (the "District"), by and through its Board of Trustees, annex the real property described in Exhibit A, attached hereto and incorporated herein by this reference (the "Property"), into the boundaries of the District.

The Petitioner hereby represents and warrants to the District that it is the 100% surface property owner of the Property and that no other person, persons, entity, or entities own a surface property interest except as beneficial holders of encumbrances, if any. By its signature below the Petitioners hereby assent to the annexation of the Property into the boundaries of the District.

The name and address of the Petitioners are as follows:

New Salem Vision 1 LLC
c/o Boyd Brown
8417 S Etienne Way
Sandy, UT 84093

Red and Brown Orem, LLC
c/o Boyd Brown
986 N 1200 W
Orem, UT 84057

PETITIONER:

**NEW SALEM VISION 1 LLC, a UTAH
LIMITED LIABILITY COMPANY**, as
property owner of the Subject Property.
(Parcel Nos. 25:059:0043, 25:059:0047, and
25:059:0088)



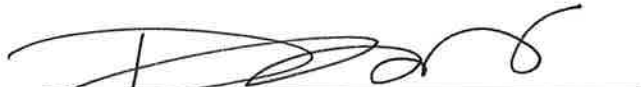
By: Boyd Brown
Its: Manager

STATE OF UTAH)
COUNTY OF Salt Lake) ss.

The foregoing instrument was acknowledged before me this 12 day of May, 2026, by
Boyd Brown, as the Manager of **NEW SALEM VISION 1 LLC**.

Witness my hand and official seal.

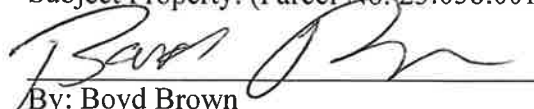
My commission expires: Aug. 28, 2029



Notary Public

PETITIONER:

**RED AND BROWN OREM, LLC, a
UTAH LIMITED LIABILITY
COMPANY**, as property owner of the
Subject Property. (Parcel No. 25:058:0012)


By: Boyd Brown
Its: Manager

STATE OF UTAH)
COUNTY OF Salt Lake) ss.

The foregoing instrument was acknowledged before me this 12 day of May, 2026, by Boyd Brown, as the Manager of Red and Brown Orem, LLC

Witness my hand and official seal.

My commission expires: Aug. 28, 2029



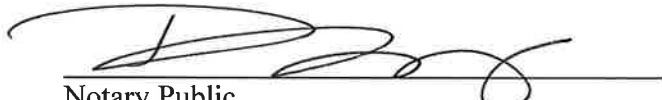

Notary Public

Exhibit A
(Property)

Area 1:

Including portions of Parcel Nos. 25:059:0043, 25:059:0047, and 25:059:0038 as follows:

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE & MERIDIAN, DESCRIBED BY SURVEY AS FOLLOWS: BEGINNING AT A POINT ON THE NORTH LINE OF 1500 NORTH STREET AND THE EAST LINE OF 1500 WEST STREET AND BEING LOCATED S89°36'46"W ALONG THE QUARTER SECTION LINE 2906.04 FEET AND NORTH 5.64 FEET FROM THE EAST QUARTER CORNER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE & MERIDIAN; THENCE ALONG AN EXISTING FENCE LINE ON THE NORTH SIDE OF 1500 NORTH STREET THE FOLLOWING TWO (2) COURSES: S89°18'00"W 699.70 FEET; THENCE S89°36'00"W 191.95 FEET; THENCE N47°19'00"W 306.01 FEET; THENCE N44°53'02"E 1092.62 FEET TO AN EXISTING FENCE DESCRIBED IN THAT BOUNDARY LINE AGREEMENT ENTRY 3431:2023 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER; THENCE N89°37'35"E ALONG SAID BOUNDARY LINE AGREEMENT 343.29 FEET TO AN EXISTING FENCE ON THE EAST SIDE OF 1500 WEST STREET AS DESCRIBED IN THAT BOUNDARY LINE AGREEMENT RECORDED AS DEED ENTRY 21651:1996 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER; THENCE S00°07'51"E ALONG SAID BOUNDARY LINE AGREEMENT 973.97 FEET TO THE POINT OF BEGINNING.
CONTAINS:±17.66 ACRES
±769,482 SQ. FT.

Area 2

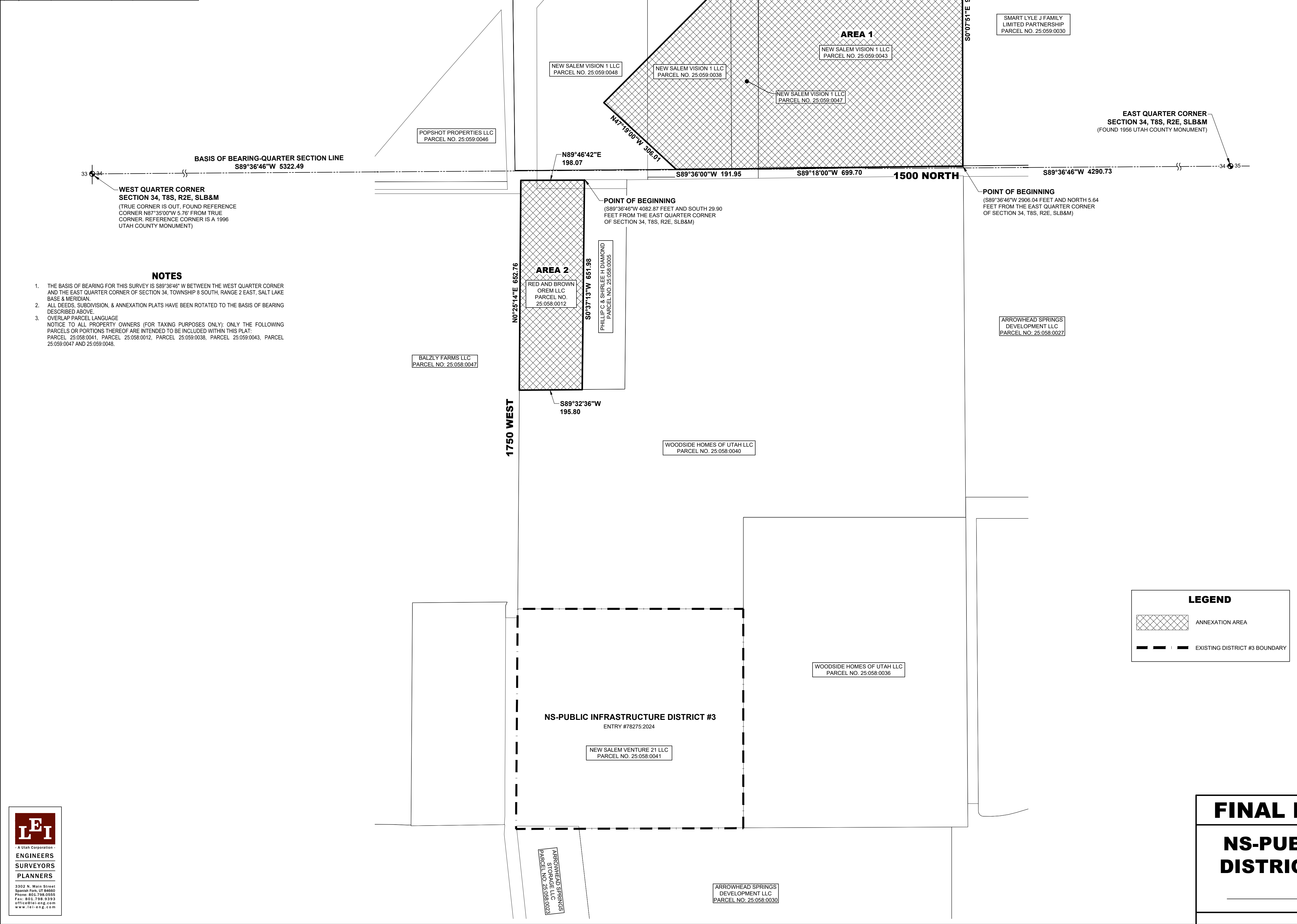
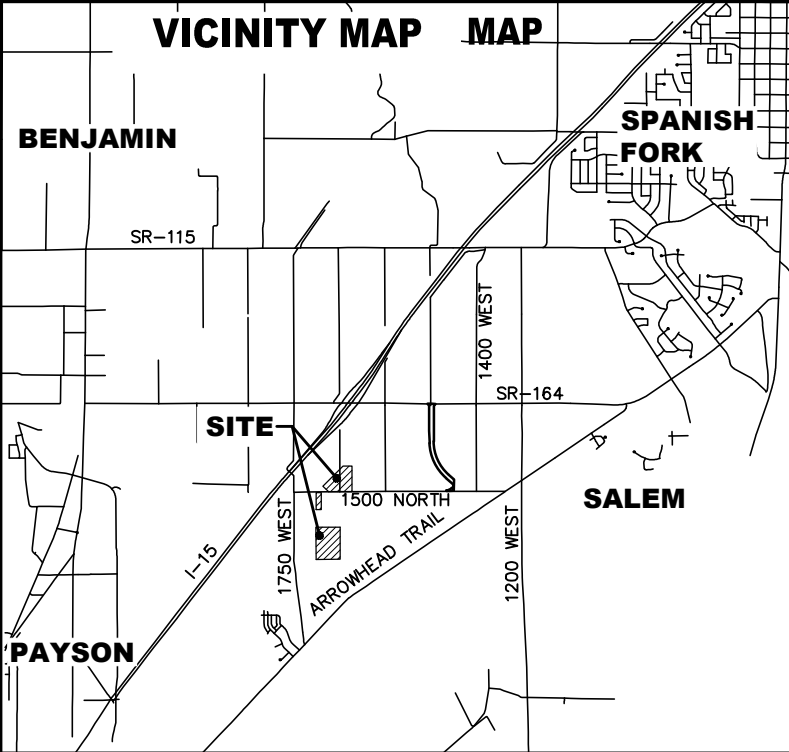
Including portions of Parcel No. 25:058:0012 as follows:

ALL OF THAT REAL PROPERTY DESCRIBED IN DEED ENTRY NO. 73077:2023 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER, LOCATED IN THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE & MERIDIAN AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID REAL PROPERTY, SAID POINT BEING LOCATED S89°36'46"W ALONG THE SECTION LINE 4082.87 FEET AND SOUTH 29.90 FEET FROM THE EAST QUARTER CORNER OF SECTION 34,

TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE & MERIDIAN; THENCE
S00°37'13"W 651.98 FEET ALONG A
LONG-STANDING FENCE LINE TO A FENCE CORNER BEING ON THAT COMMON
LINE DESCRIBED IN THAT BOUNDARY
LINE AGREEMENT DEED ENTRY NO. 4208:1997 IN THE OFFICIAL RECORDS OF THE
UTAH COUNTY RECORDER; THENCE
S89°32'36"W ALONG SAID BOUNDARY LINE AGREEMENT AND A FENCE LINE
195.80 FEET TO THAT COMMON LINE
DESCRIBED IN THAT BOUNDARY LINE AGREEMENT DEED ENTRY NO. 90281:1993
IN THE OFFICIAL RECORDS OF THE
UTAH COUNTY RECORDER; THENCE N00°25'14"E ALONG SAID BOUNDARY LINE
AGREEMENT 652.76 FEET TO A FENCE
ON THE SOUTH RIGHT-OF-WAY LINE OF 1500 NORTH STREET; THENCE N89°46'42"E
ALONG SAID RIGHT-OF-WAY LINE
198.07 FEET TO THE POINT OF BEGINNING.
CONTAINS: ±2.95 ACRES
±128,460 SQ. FT.

Exhibit B

Final Local Entity Plat



SURVEYOR'S CERTIFICATE

I, RYAN W. HALL, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD LICENSE NO. 6310734 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT THIS PLAT AND THE BOUNDARIES SHOWN HEREON, ARE A TRUE AND CORRECT REPRESENTATION OF DATA COMPILED FROM RECORDS ON FILE IN THE OFFICE OF THE UTAH COUNTY RECORDER.

BOUNDARY DESCRIPTION

AREA 1

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE & MERIDIAN, DESCRIBED BY SURVEY AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTH LINE OF 1500 NORTH STREET AND THE EAST LINE OF 1500 WEST STREET AND BEING LOCATED S89°36'46"W ALONG THE QUARTER SECTION LINE 2906.04 FEET AND NORTH 5.64 FEET FROM THE EAST QUARTER CORNER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE & MERIDIAN; THENCE ALONG AN EXISTING FENCE LINE ON THE NORTH SIDE OF 1500 NORTH STREET THE FOLLOWING TWO (2) COURSES: S89°18'00"W 699.70 FEET; THENCE S89°30'00"W 191.95 FEET; THENCE N47°10'00"W 306.01 FEET; THENCE N44°53'02"E 1092.62 FEET TO AN EXISTING FENCE DESCRIBED IN THAT BOUNDARY LINE AGREEMENT ENTRY 3431.2023 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER; THENCE N89°37'35"E ALONG SAID BOUNDARY LINE AGREEMENT 343.29 FEET TO AN EXISTING FENCE ON THE EAST SIDE OF 1500 WEST STREET AS DESCRIBED IN THAT BOUNDARY LINE AGREEMENT RECORDED AS DEED ENTRY 21651.1996 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER; THENCE S00°07'51"E ALONG SAID BOUNDARY LINE AGREEMENT 973.97 FEET TO THE POINT OF BEGINNING.

CONTAINS: ±17.66 ACRES
±769,482 SQ. FT.

AREA 2

ALL OF THAT REAL PROPERTY DESCRIBED IN DEED ENTRY NO. 73077.2023 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER, LOCATED IN THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE & MERIDIAN AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID REAL PROPERTY, SAID POINT BEING LOCATED S89°36'46"W ALONG THE SECTION LINE 4082.87 FEET AND SOUTH 29.90 FEET FROM THE EAST QUARTER CORNER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE & MERIDIAN; THENCE S00°37'13"W 651.98 FEET ALONG A LONG-STANDING FENCE LINE TO A FENCE CORNER BEING ON THAT COMMON LINE DESCRIBED IN THAT BOUNDARY LINE AGREEMENT DEED ENTRY NO. 4208.1997 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER; THENCE S89°32'36"W ALONG SAID BOUNDARY LINE AGREEMENT AND A FENCE LINE 195.80 FEET TO THAT COMMON LINE DESCRIBED IN THAT BOUNDARY LINE AGREEMENT DEED ENTRY NO. 90281.1993 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER; THENCE N00°25'14"E ALONG SAID BOUNDARY LINE AGREEMENT 652.76 FEET TO A FENCE ON THE SOUTH RIGHT-OF-WAY LINE OF 1500 NORTH STREET; THENCE N89°46'42"E ALONG SAID RIGHT-OF-WAY LINE 198.07 FEET TO THE POINT OF BEGINNING.

CONTAINS: ±2.95 ACRES
±128,460 SQ. FT.

RYAN W. HALL
PROFESSIONAL LAND SURVEYOR
LICENSE NO. 6310734

DATE

SURVEYOR'S SEAL

ACCEPTANCE BY COUNTY SURVEYOR

THIS PLAT HAS BEEN REVIEWED BY THE COUNTY SURVEYOR AND IS HEREBY CERTIFIED AS A FINAL LOCAL ENTITY PLAT, PURSUANT TO UTAH CODE ANNOTATED 17-73-507.

COUNTY SURVEYOR

COUNTY SURVEYOR SEAL

NS-PUBLIC INFRASTRUCTURE DISTRICT #3 ACCEPTANCE

APPROVED THIS _____ DAY OF _____ A.D. 2026 AS A FINAL LOCAL ENTITY PLAT FOR THE NS-PUBLIC INFRASTRUCTURE DISTRICT #3.

SIGNATURE: _____

PRINTED NAME: _____

TITLE: _____

ATTEST: _____

RECORDER

RECORDER'S SEAL

FINAL LOCAL ENTITY PLAT

NS-PUBLIC INFRASTRUCTURE DISTRICT #3 - ANNEXATION #2

SALEM CITY, _____ UTAH COUNTY, UTAH

SCALE: 1" = 150 FEET

SHEET: 1 OF 1

UTAH COUNTY RECORDER



NOTICE OF IMPENDING BOUNDARY ACTION
ANNEXATION OF PROPERTY
(ANNEXATION NO. 1)

To: Lieutenant Governor, State of Utah

From: NS Public Infrastructure District No. 4 (the “District”)

NOTICE IS HEREBY GIVEN that the Board of Trustees of the NS Public Infrastructure District No. 4 (the “Board”), desires to annex property into the boundaries of the District pursuant to [Utah Code Section 17D-4-201\(3\)](#).

A petition meeting the requirements for annexation set forth in Utah Code Section [17D-4-201\(3\)](#) has been filed with the Board (the “Petition”). The Board has adopted a resolution approving the annexation of the property as set forth in the Petition, a true and correct copy of which is attached hereto and incorporated herein by this reference as **Exhibit A**. The District hereby certifies that all requirements applicable to the annexation of the property set forth in the Petition have been met. The annexation of property is not anticipated to result in the employment of personnel and therefore [Utah Code Section 67-1a-6.5\(3\)\(d\)](#) is not applicable in this case. A copy of the Approved Final Local Entity Plat satisfying the applicable legal requirements as set forth in [Utah Code Section 17-23-20](#) and that has been approved by the Utah County surveyor as a final local entity plat is attached hereto and incorporated herein by this reference as **Exhibit B**.

CERTIFIED THIS 20TH DAY OF MAY, 2026.

DISTRICT:

**NS PUBLIC INFRASTRUCTURE
DISTRICT NO. 4**, a quasi-municipal corporation
and political subdivision of the State of Utah

By: _____
Officer of the District

STATE OF UTAH)
) ss.
COUNTY OF _____)

The foregoing instrument was acknowledged before me this ____ day of May, 2026, by
_____, as an Officer of the NS Public Infrastructure District No. 4.

Witness my hand and official seal.

My commission expires: _____

Notary Public

[Signature page to Notice of Impending Boundary Action (Annexation No. 1)]

Exhibit A

Resolution Annexing Property (Annexation No. 1)

**RESOLUTION
OF THE BOARD OF TRUSTEES OF THE
NS PUBLIC INFRASTRUCTURE DISTRICT NO. 4 AUTHORIZING THE
ANNEXATION OF CERTAIN PROPERTY WITHIN THE DESIGNATED
ANNEXATION AREA BOUNDARIES INTO THE DISTRICT; AND RELATED
MATTERS**

(ANNEXATION NO. 1)

WHEREAS, NS Public Infrastructure District No. 4 (the “**District**”) is a quasi-municipal corporation and political subdivision of the State of Utah, duly organized and existing pursuant to the Special District Act, Title 17B, Chapter 1, Utah Code Annotated 1953 and the Public Infrastructure District Act, Title 17D, Chapter 4, Utah Code Annotated 1953; and

WHEREAS, [Utah Code Section 17D-4-201\(3\)](#) provides that an area outside the boundaries of the District may be annexed into the District if: (a) the Board of Trustees of the District (the “**Board**”) adopts a resolution to annex the area; (b) the governing document or resolution creating the public infrastructure district authorizes the district to annex the proposed annexation area; (c) a petition signed by 100% of surface property owners within the proposed annexation area is filed with the public infrastructure district; and (d) if the creating entity is a county or municipality and the proposed annexation area is outside the creating entity’s boundaries, the legislative body of the relevant county or municipality adopts a resolution approving the annexation; and

WHEREAS, the Board desires to adopt this resolution to annex property into the District’s boundaries.

WHEREAS, Section V.A.5 of the Governing Document authorizes the District to annex the proposed annexation area as required by [Utah Code Section 17D-4-201\(3\)\(b\)](#); and

WHEREAS, [Utah Code Section 17D-4-201\(3\)\(c\)](#) a petition for annexation that contains the signatures of 100% of the surface property owners within the area to be annexed demonstrating the surface property owners’ consent to the annexation into the District (the “**Petition**”) has been filed with the District; and

WHEREAS, the proposed annexation area is not outside the boundaries of the creating entity which is the City of Salem, Utah.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD AS FOLLOWS:

1. Approval of Annexation. The Board hereby acknowledges the Petition attached hereto as **Exhibit A** and approves the annexation of the property described in the Petition into the boundaries of the District.

ADOPTED MAY 20, 2026.

DISTRICT:

**NS PUBLIC INFRASTRUCTURE DISTRICT
NO. 4**, a quasi-municipal corporation and political
subdivision of the State of Utah

By: _____
Officer of the District

ATTEST:

By: _____

CERTIFICATION OF RESOLUTION

I hereby certify that the foregoing constitutes a true and correct copy of the Resolution Authorizing the Annexation of Certain Property within the Designated Annexation Area Boundaries adopted by the Board at a meeting held on May 20, 2026, at 1648 North 1130 West, Salem, Utah and via teleconference.

IN WITNESS WHEREOF, I have hereunto subscribed my name this 20th day of May, 2026.

Signature

Printed Name

EXHIBIT A

Petition for Annexation

PETITION FOR ANNEXATION OF PROPERTY

TO: BOARD OF TRUSTEES OF
NS-PUBLIC INFRASTRUCTURE DISTRICT NO. 4
SALEM CITY, UTAH

Pursuant to the provisions of Utah Code Section 17D-4-201(3)(c), New Salem Vision 1 LLC, a Utah limited liability company, (the "Petitioner"), hereby respectfully requests that the NS-PUBLIC INFRASTRUCTURE DISTRICT NO. 4 (the "District"), by and through its Board of Trustees, annex the real property described in Exhibit A, attached hereto and incorporated herein by this reference (the "Property"), into the boundaries of the District.

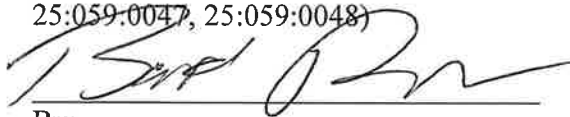
The Petitioner hereby represents and warrants to the District that it is the 100% surface property owner of the Property and that no other person, persons, entity, or entities own a surface property interest except as beneficial holders of encumbrances, if any. By its signature below the Petitioner hereby assents to the annexation of the Property into the boundaries of the District.

The name and address of the Petitioners are as follows:

New Salem Vision 1 LLC
c/o Boyd Brown
8417 S Etienne Way
Sandy, UT 84093

PETITIONER:

**NEW SALEM VISION 1 LLC, a UTAH
LIMITED LIABILITY COMPANY**, as
property owner of the Subject Property
(Parcel Nos. 25:059:0040, 25:059:0038,
25:059:0047, 25:059:0048)



By:

Its:

STATE OF UTAH

COUNTY OF Salt Lake

)

)

ss.

)

The foregoing instrument was acknowledged before me this 12 day of May, 2026, by
Boyd Brown, as the Manager of NEW SALEM VISION 1 LLC.

Witness my hand and official seal.

My commission expires: Aug. 28, 2029

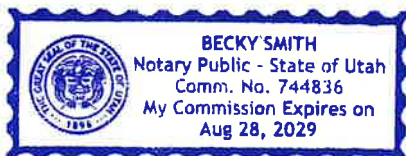

Notary Public

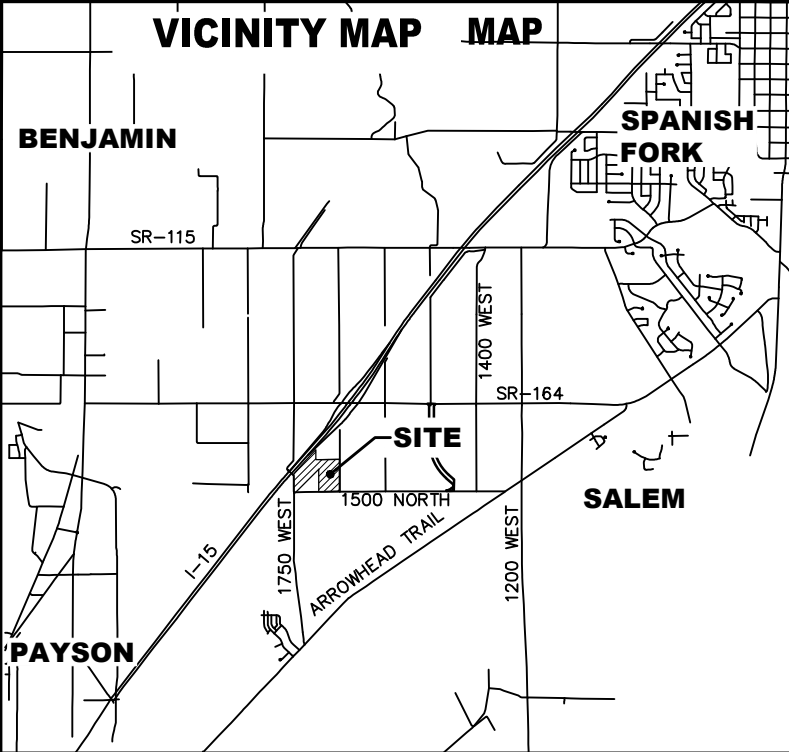
Exhibit A
(Property)

Including portions of Parcel Nos. 25:059:0038, 25:059:0047, 25:059:0048 as follows:

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER AND SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, DESCRIBED BY SURVEY AS FOLLOWS: BEGINNING AT A POINT LOCATED S89°36'46"W ALONG THE QUARTER SECTION LINE 3543.80 FEET AND NORTH 688.25 FEET FROM THE EAST QUARTER CORNER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN; THENCE S44°53'02"W 1019.70 FEET TO THE NORTH LINE OF THAT REAL PROPERTY DESCRIBED IN DEED ENTRY NO. 73077:2023 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER; THENCE ALONG SAID REAL PROPERTY THE FOLLOWING TWO (2) COURSES :S89°46'42"W 17.55 FEET ; THENCE S00°25'14"W 17.68 FEET; THENCE S44°53'02"W 24.23 FEET; THENCE N00°43'00"W ALONG THE EAST LINE OF 1750 WEST STREET AND EXTENSION THEREOF 607.94 FEET TO THE SOUTHERLY RIGHT-OF-WAY OF INTERSTATE 15; THENCE ALONG SAID RIGHT-OF-WAY THE FOLLOWING THREE (3) COURSES :ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT 152.20 FEET WITH A RADIUS OF 22798.31 FEET THROUGH A CENTRAL ANGLE OF 0°22'57", CHORD :N41°54'10"E 152.20 FEET ;THENCE N42°05'38"E 700.67 FEET ;THENCE N44°57'41"E 146.01 FEET ;THENCE ALONG THE EAST LINE OF THAT REAL PROPERTY DESCRIBED AT DEED ENTRY NO. 214993:2021 S, 00°15'36"E 296.05 FEET ;THENCE N89°37'35"E 85.42 FEET TO THE WEST LINE OF NS-PUBLIC INFRASTRUCTURE DISTRICT #4; THENCE S00°08'00"E ALONG SAID DISTRICT 291.51 FEET TO THE POINT OF BEGINNING.

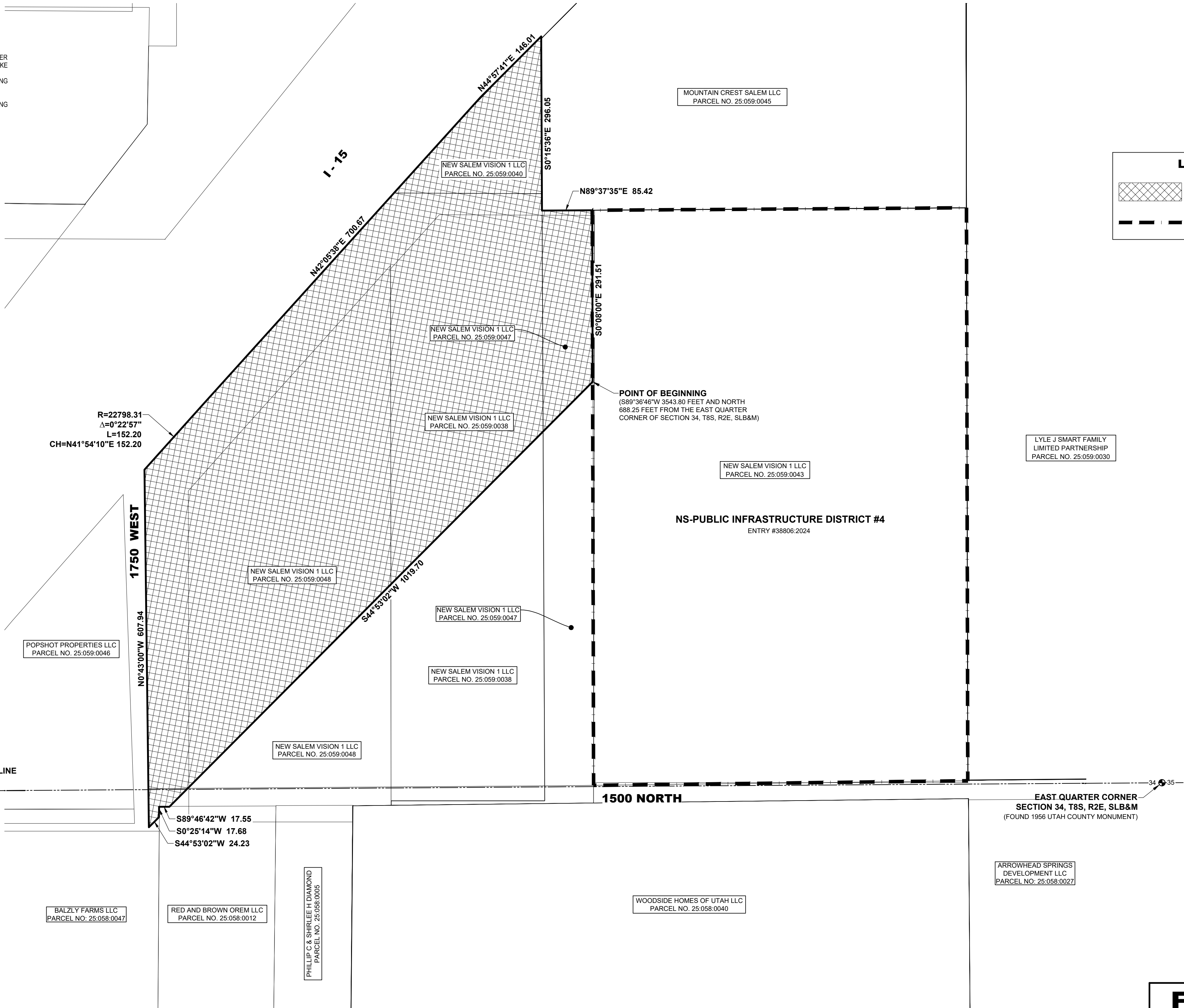
Exhibit B

Final Local Entity Plat



NOTES

1. THE BASIS OF BEARING FOR THIS SURVEY IS S89°36'46" W BETWEEN THE WEST QUARTER CORNER AND THE EAST QUARTER CORNER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE & MERIDIAN.
2. ALL DEEDS, SUBDIVISION, & ANNEXATION PLATS HAVE BEEN ROTATED TO THE BASIS OF BEARING DESCRIBED ABOVE.
3. OVERLAP PARCEL LANGUAGE NOTICE TO ALL PROPERTY OWNERS (FOR TAXING PURPOSES ONLY): ONLY THE FOLLOWING PARCELS OR PORTIONS THEREOF ARE INTENDED TO BE INCLUDED WITHIN THIS PLAT: PARCEL 25.059.0038, 25.059.0040, 25.059.0047, AND 25.059.0048.



LEGEND

- ANNEXATION AREA
- EXISTING DISTRICT BOUNDARY

SURVEYOR'S CERTIFICATE

I, RYAN W. HALL, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD LICENSE NO. 6310734 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT THIS PLAT AND THE BOUNDARIES SHOWN HEREON, ARE A TRUE AND CORRECT REPRESENTATION OF DATA COMPILED FROM RECORDS ON FILE IN THE OFFICE OF THE UTAH COUNTY RECORDER.

BOUNDARY DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER AND SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, DESCRIBED BY SURVEY AS FOLLOWS:
BEGINNING AT A POINT LOCATED S89°36'46"W ALONG THE QUARTER SECTION LINE 3543.80 FEET AND NORTH 688.25 FEET FROM THE EAST QUARTER CORNER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN; THENCE S44°53'02"W 1019.70 FEET TO THE NORTH LINE OF THAT REAL PROPERTY DESCRIBED IN DEED ENTRY NO. 73077.2023 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER; THENCE ALONG SAID REAL PROPERTY THE FOLLOWING TWO (2) COURSES: S89°46'42"W 17.55 FEET; THENCE S00°25'14"W 17.88 FEET; THENCE S44°53'02"W 24.23 FEET; THENCE N00°43'00"W ALONG THE EAST LINE OF 1750 WEST STREET AND EXTENSION THEREOF 607.94 FEET TO THE SOUTHERLY RIGHT-OF-WAY OF INTERSTATE 15; THENCE ALONG SAID RIGHT-OF-WAY THE FOLLOWING THREE (3) COURSES: ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT 152.20 FEET WITH A RADIUS OF 22798.31 FEET THROUGH A CENTRAL ANGLE OF 0°22'57", CHORD: N41°54'10"E 152.20 FEET; THENCE N42°05'38"E 700.67 FEET; THENCE N44°57'41"E 146.01 FEET; THENCE ALONG THE EAST LINE OF THAT REAL PROPERTY DESCRIBED AT DEED ENTRY NO. 214993.2021, S00°15'36"E 296.05 FEET; THENCE N89°37'35"E 85.42 FEET TO THE WEST LINE OF NS-PUBLIC INFRASTRUCTURE DISTRICT #4; THENCE S00°08'00"E ALONG SAID DISTRICT 291.51 FEET TO THE POINT OF BEGINNING.

CONTAINS: ±10.68 ACRES
±465,422 SQ. FT.

RYAN W. HALL
PROFESSIONAL LAND SURVEYOR
LICENSE NO. 6310734

DATE

SURVEYOR'S SEAL

ACCEPTANCE BY COUNTY SURVEYOR

THIS PLAT HAS BEEN REVIEWED BY THE COUNTY SURVEYOR AND IS HEREBY CERTIFIED AS A FINAL LOCAL ENTITY PLAT, PURSUANT TO UTAH CODE ANNOTATED 17-23-20 AMENDED.

COUNTY SURVEYOR

COUNTY SURVEYOR SEAL

NS-PUBLIC INFRASTRUCTURE DISTRICT #4 ACCEPTANCE

APPROVED THIS _____ DAY OF _____ A.D. 2026 AS A FINAL LOCAL ENTITY PLAT FOR THE NS-PUBLIC INFRASTRUCTURE DISTRICT #4.

SIGNATURE: _____

PRINTED NAME: _____

TITLE: _____

ATTEST: _____

RECORDER

RECORDER'S SEAL

UTAH COUNTY RECORDER

FINAL LOCAL ENTITY PLAT

NS-PUBLIC INFRASTRUCTURE DISTRICT #4 - ANNEXATION #1

SALEM CITY, _____ UTAH COUNTY, UTAH

SCALE: 1" = 100 FEET

SHEET: 1 OF 1



ENGINEERS
SURVEYORS
PLANNERS

2302 N. Main Street
Spanish Fork, UT 84605
Phone: 801.798.0055
Fax: 801.798.9393
office@le-i-eng.com
www.le-i-eng.com

NOTICE OF IMPENDING BOUNDARY ACTION
WITHDRAWAL OF PROPERTY
(WITHDRAWAL NO. 1)

To: Lieutenant Governor, State of Utah

From: NS Public Infrastructure District No. 4 (the “District”)

NOTICE IS HEREBY GIVEN that the Board of Trustees of the NS Public Infrastructure District No. 4 (the “Board”), desires to withdraw property from the boundaries of the District pursuant to [Utah Code Section 17D-4-201\(4\)](#).

A petition meeting the requirements for withdrawal set forth in Utah Code Section [17D-4-201\(4\)](#) has been filed with the Board (the “Petition”). The Board has adopted a resolution approving the withdrawal of the property as set forth in the Petition, a true and correct copy of which is attached hereto and incorporated herein by this reference as **Exhibit A**. The District hereby certifies that all requirements applicable to the withdrawal of the property set forth in the Petition have been met. The withdrawal of property is not anticipated to result in the employment of personnel and therefore [Utah Code Section 67-1a-6.5\(3\)\(d\)](#) is not applicable in this case. A copy of the Approved Final Local Entity Plat satisfying the applicable legal requirements as set forth in [Utah Code Section 17-73-507](#) and that has been approved by the Utah County surveyor as a final local entity plat is attached hereto and incorporated herein by this reference as **Exhibit B**.

CERTIFIED this 20th day of May, 2026.

DISTRICT:

**NS PUBLIC INFRASTRUCTURE DISTRICT
NO. 4**, a quasi-municipal corporation and political
subdivision of the State of Utah

By: _____
Officer of the District

STATE OF UTAH)
) ss.
COUNTY OF _____)

The foregoing instrument was acknowledged before me this ____ day of May, 2026, by _____, as an Officer of the NS Public Infrastructure District No. 4

Witness my hand and official seal.

My commission expires: _____

Notary Public

[Signature page to Notice of Impending Boundary Action (Annexation No. 1)]

Exhibit A

Resolution of Withdrawal Property (Withdrawal No. 1)

**RESOLUTION
OF THE BOARD OF TRUSTEES OF THE
NS PUBLIC INFRASTRUCTURE DISTRICT NO. 4
APPROVING WITHDRAWAL OF PROPERTY
(WITHDRAWAL NO. 1)**

WHEREAS, NS Public Infrastructure District No. 4 (the “**District**”) is a quasi-municipal corporation and political subdivision of the State of Utah, duly organized and existing pursuant to the Special District Act, Title 17B, Chapter 1, Utah Code Annotated 1953 and the Public Infrastructure District Act, Title 17D, Chapter 4, Utah Code Annotated 1953;

WHEREAS, Utah Code Section 17D-4-201(4)(a) provides that property may be withdrawn from the a public infrastructure district if: (i) the Board of Trustees of the District (the “**Board**”) adopts a resolution approving the withdrawal; and (ii) a petition, dated May 12, 2026, signed by 100% of surface property owners within the area to be withdrawn was filed with the District demonstrating the surface property owners’ consent to the withdrawal (the “**Petition**”); and

WHEREAS, pursuant to Utah Code Section 17D-4-201(4)(b), if any bonds that the District has issued are allocable to the area to be withdrawn and remain unpaid at the time of the proposed withdrawal, the property remains subject to any taxes, fees, or assessments that the District imposes until the bonds or any associated refunding bonds are paid; and such bonds are not currently outstanding and allocable to the area to be withdrawn; and

WHEREAS, the District desires to adopt this resolution to withdraw property from the District’s boundaries (the “**Resolution**”).

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD AS FOLLOWS:

1. Public Hearing. Pursuant to Utah Code Section 17B-1-508(1), the Petition was signed by all of the owners of private land within the area proposed to be withdrawn and therefore no public hearing is required.

2. Adoption of Resolution. Pursuant to Utah Code Section 17B-1-510(1)(a), the Board is adopting this Resolution no later than 90 days after the filing of the Petition; and

- a. Pursuant to Utah Code Section 17B-1-510(1)(b)(i), this Resolution includes a legal description of the area proposed to be withdrawn, attached hereto and incorporated herein as **Exhibit A**; and
- b. Pursuant to Utah Code Section 17B-1-510(1)(b)(ii), the effective date of the withdrawal is May 20, 2026; and
- c. Pursuant to Utah Code Section 17B-1-510(1)(b)(iii), the terms and conditions of the withdrawal are as follows:
 - i. None.

3. Findings. Pursuant to Utah Code Section 17B-1-510(2), the Board hereby adopts this Resolution approving the withdrawal because:

- a. The area to be withdrawn does not and will not require the service the District provides;
- b. The District will not be able to provide service to the area to be withdrawn for the reasonably foreseeable future; or
- c. The area to be withdrawn has obtained a commitment to receive the same service that is provided by the District from NS Public Infrastructure District No. 3.

4. Potential Reasons for Denial of Petition. Pursuant to Utah Code Section 17B-1-510(3), the Board shall adopt a resolution denying the withdrawal if it determines that the proposed withdrawal would;

- a. Result in a breach or default by the District under:
 - i. any of its notes, bonds, or other debt or revenue obligations;
 - ii. any of its agreements with entities which have insured, guaranteed, or otherwise credit-enhanced any debt or revenue obligations of the District; or
 - iii. any of its agreements with the United States or any agency of the United States.
- b. Adversely affect the ability of the District to make any payments or perform any other material obligations under:
 - i. any of its agreements with the United States or any agency of the United States;
 - ii. any of its notes, bonds, or other debt or revenue obligations; or
 - iii. any of its agreements with entities which have insured, guaranteed, or otherwise credit-enhanced any debt or revenue obligations of the District.
- c. Result in the reduction or withdrawal of any rating on an outstanding note, bond, or other debt or revenue obligation of the District.
- d. Create an island or peninsula of nondistrict territory within the District or of District territory within nondistrict territory that has a material adverse affect on the District's ability to provide service or materially increases the cost of providing service to the remainder of the District.
- e. Materially impair the operations of the remaining special district.

- f. Require the District to materially increase the fees it charges or property taxes or other taxes it levies in order to provide to the remainder of the District the same level and quality of service that was provided before the withdrawal.
- g. The Board hereby finds and determines that the withdrawal would not have any of the results described above.

5. Multiple Withdrawals. Pursuant to Utah Code Section 17B-1-510(4), in determining whether the withdrawal would have any of the results described above, the Board may consider the cumulative impact that multiple withdrawals over a specified period of time would have on the District.

6. Approval of Withdrawal. The Board hereby grants the Petition attached hereto and incorporated herein as **Exhibit B**, and approves the withdrawal of the property from the District.

7. No Debt. There is no outstanding bonded indebtedness of the District for which the property will be liable pursuant to Utah Code Section 17D-4-201(4)(b).

[Remainder of Page Intentionally Left Blank, Signature Page Follows]

ADOPTED MAY 20, 2026.

DISTRICT:

**NS PUBLIC INFRASTRUCTURE DISTRICT
NO. 4**, a quasi-municipal corporation and
political subdivision of the State of Utah

By: _____
Officer of the District

ATTEST:

CERTIFICATION OF RESOLUTION

I hereby certify that the foregoing constitutes a true and correct copy of the Resolution Approving Withdrawal of Property adopted by the Board at a meeting held on May 20, 2026, at 1648 North 1130 West, Salem, Utah and via teleconference.

IN WITNESS WHEREOF, I have hereunto subscribed my name this ____ day of May, 2026.

Signature

Printed Name

Exhibit A

Legal Description

Including portions of Parcel No. 25:059:0043 as follows:

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, DESCRIBED BY SURVEY AS FOLLOWS: BEGINNING AT A POINT ON THE NORTH LINE OF 1500 NORTH STREET AND THE EAST LINE OF 1500 WEST STREET BEING LOCATED S89°36'46"W ALONG THE QUARTER SECTION LINE 2906.04 FEET AND NORTH 5.64 FEET FROM THE EAST QUARTER CORNER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN; THENCE S89°18'00"W ALONG AN EXISTING FENCE LINE ON THE NORTH SIDE OF 1500 NORTH STREET 636.19 FEET TO THE EASTERLY LINE OF THAT REAL PROPERTY DESCRIBED IN DEED ENTRY NO. 1313:2023 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER; THENCE N00°08'00"W ALONG SAID REAL PROPERTY 686.08 FEET; THENCE N44°53'02"E 414.12 FEET TO AN EXISTING FENCE DESCRIBED IN THAT BOUNDARY LINE AGREEMENT ENTRY NO. 3431:2023; THENCE N89°37'35"E ALONG SAID BOUNDARY LINE AGREEMENT 343.29 FEET TO AN EXISTING WIRE FENCE ON THE EAST SIDE OF 1500 WEST STREET AS DESCRIBED IN THAT BOUNDARY LINE AGREEMENT RECORDED AS DEED ENTRY 21651:1996 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER; THENCE S0°07'51"E ALONG SAID BOUNDARY LINE AGREEMENT 973.97 FEET TO THE POINT OF BEGINNING.

CONTAINS: ±13.27 ACRES ±578,084 SQ. FT

Exhibit B

Petition for Withdrawal

PETITION FOR WITHDRAWAL OF PROPERTY

TO: BOARD OF TRUSTEES
NS-PUBLIC INFRASTRUCTURE DISTRICT NO. 4
SALEM CITY, UTAH

Pursuant to the provisions of Utah Code Section 17D-4-201(4), NEW SALEM VISION 1 LLC, a Utah limited liability company (the "Petitioner"), hereby respectfully requests that the NS-PUBLIC INFRASTRUCTURE DISTRICT NO. 4 (the "District"), by and through its Board of Trustees, withdraw the real property described in **Exhibit A**, attached hereto and incorporated herein by this reference (the "Property"), from the boundaries of the District.

The Petitioner hereby represents and warrants to the District that it is the 100% surface property owner of the Property and that no other person, persons, entity, or entities own a surface property interest except as beneficial holders of encumbrances, if any. By its signature below the Petitioner hereby assents to the withdrawal of the Property from the boundaries of the District.

The name and address of the Petitioner are as follows:

New Salem Vision 1 LLC
c/o Boyd Brown
8417 S Etienne Way
Sandy, UT 84093

PETITIONER:

NEW SALEM VISION 1 LLC, a Utah
limited liability company as property owner
of the Subject Property (Parcel No.
25:059:0043)


By: Boyd Brown
Its: Manager

STATE OF UTAH)
) ss.
COUNTY OF Salt Lake)

The foregoing instrument was acknowledged before me this 12 day of May, 2026, by
Boyd Brown, as the Manager of New Salem Vision 1 LLC.

Witness my hand and official seal.

My commission expires: Aug. 28, 2029




Notary Public

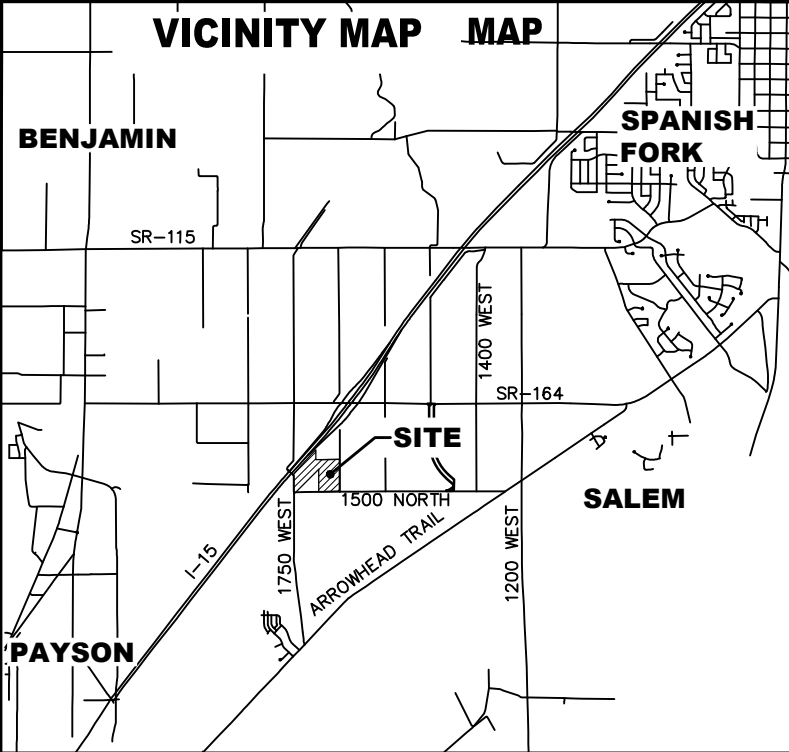
Exhibit A
(Property)

Including portions of Parcel No. 25:059:0043 as follows:

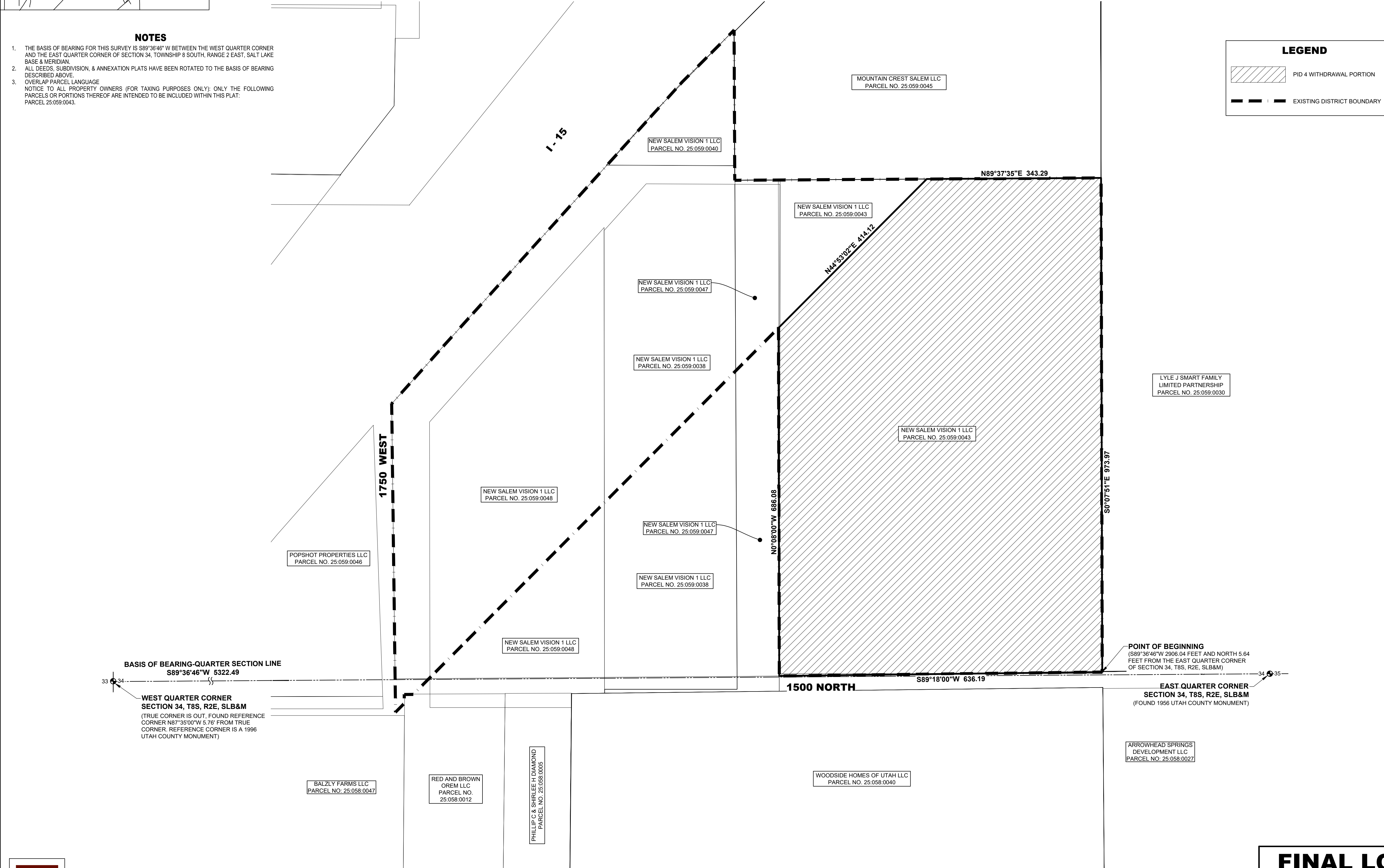
A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, DESCRIBED BY SURVEY AS FOLLOWS:
BEGINNING AT A POINT ON THE NORTH LINE OF 1500 NORTH STREET AND THE EAST LINE OF 1500 WEST STREET BEING LOCATED S89°36'46"W ALONG THE QUARTER SECTION LINE 2906.04 FEET AND NORTH 5.64 FEET FROM THE EAST QUARTER CORNER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN; THENCE S89°18'00"W ALONG AN EXISTING FENCE LINE ON THE NORTH SIDE OF 1500 NORTH STREET 636.19 FEET TO THE EASTERLY LINE OF THAT REAL PROPERTY DESCRIBED IN DEED ENTRY NO. 1313:2023 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER; THENCE N00°08'00"W ALONG SAID REAL PROPERTY 686.08 FEET; THENCE N44°53'02"E 414.12 FEET TO AN EXISTING FENCE DESCRIBED IN THAT BOUNDARY LINE AGREEMENT ENTRY NO. 3431:2023; THENCE N89°37'35"E ALONG SAID BOUNDARY LINE AGREEMENT 343.29 FEET TO AN EXISTING WIRE FENCE ON THE EAST SIDE OF 1500 WEST STREET AS DESCRIBED IN THAT BOUNDARY LINE AGREEMENT RECORDED AS DEED ENTRY 21651:1996 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER; THENCE S0°07'51"E ALONG SAID BOUNDARY LINE AGREEMENT 973.97 FEET TO THE POINT OF BEGINNING.
CONTAINS: ±13.27 ACRES ±578,084 SQ. FT

Exhibit B

Final Local Entity Plat



- NOTES**
1. THE BASIS OF BEARING FOR THIS SURVEY IS S89°36'46" W BETWEEN THE WEST QUARTER CORNER AND THE EAST QUARTER CORNER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE & MERIDIAN.
 2. ALL DEEDS, SUBDIVISION, & ANNEXATION PLATS HAVE BEEN ROTATED TO THE BASIS OF BEARING DESCRIBED ABOVE.
 3. OVERLAP PARCEL LANGUAGE NOTICE TO ALL PROPERTY OWNERS (FOR TAXING PURPOSES ONLY): ONLY THE FOLLOWING PARCELS OR PORTIONS THEREOF ARE INTENDED TO BE INCLUDED WITHIN THIS PLAT: PARCEL 25.059.0043.



SURVEYOR'S CERTIFICATE

I, RYAN W. HALL, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD LICENSE NO. 6310734 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT THIS PLAT AND THE BOUNDARIES SHOWN HEREON, ARE A TRUE AND CORRECT REPRESENTATION OF DATA COMPILED FROM RECORDS ON FILE IN THE OFFICE OF THE UTAH COUNTY RECORDER.

BOUNDARY DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, DESCRIBED BY SURVEY AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTH LINE OF 1500 NORTH STREET AND THE EAST LINE OF 1500 WEST STREET BEING LOCATED S89°36'46"W ALONG THE QUARTER SECTION LINE 2906.04 FEET AND NORTH 5.64 FEET FROM THE EAST QUARTER CORNER OF SECTION 34, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN; THENCE S89°18'00"W ALONG AN EXISTING FENCE LINE ON THE NORTH SIDE OF 1500 NORTH STREET 636.19 FEET TO THE EASTERLY LINE OF THAT REAL PROPERTY DESCRIBED IN DEED ENTRY NO. 1313.2023 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER; THENCE N00°08'00"W ALONG SAID REAL PROPERTY 686.08 FEET; THENCE N44°53'02"E 414.12 FEET TO AN EXISTING FENCE DESCRIBED IN THAT BOUNDARY LINE AGREEMENT ENTRY NO. 3431.2023; THENCE N89°37'35"E ALONG SAID BOUNDARY LINE AGREEMENT 343.29 FEET TO AN EXISTING WIRE FENCE ON THE EAST SIDE OF 1500 WEST STREET AS DESCRIBED IN THAT BOUNDARY LINE AGREEMENT RECORDED AS DEED ENTRY 21651.1996 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER; THENCE S07°51'E ALONG SAID BOUNDARY LINE AGREEMENT 973.97 FEET TO THE POINT OF BEGINNING.

CONTAINS: ±13.27 ACRES
±578,084 SQ. FT.

RYAN W. HALL
PROFESSIONAL LAND SURVEYOR
LICENSE NO. 6310734

DATE

SURVEYOR'S SEAL

ACCEPTANCE BY COUNTY SURVEYOR

THIS PLAT HAS BEEN REVIEWED BY THE COUNTY SURVEYOR AND IS HEREBY CERTIFIED AS A FINAL LOCAL ENTITY PLAT, PURSUANT TO UTAH CODE ANNOTATED 17-23-20 AMENDED.

COUNTY SURVEYOR

COUNTY SURVEYOR SEAL

NS-PUBLIC INFRASTRUCTURE DISTRICT #4 ACCEPTANCE

APPROVED THIS _____ DAY OF _____ A.D. 2026 AS A FINAL LOCAL ENTITY PLAT FOR THE NS-PUBLIC INFRASTRUCTURE DISTRICT #4.

SIGNATURE: _____

PRINTED NAME: _____

TITLE: _____

ATTEST: _____

RECORDER

RECORDER'S SEAL

FINAL LOCAL ENTITY PLAT

NS-PUBLIC INFRASTRUCTURE DISTRICT #4 - WITHDRAWAL #1

SALEM CITY, _____ UTAH COUNTY, UTAH

SCALE: 1" = 100 FEET

SHEET: 1 OF 1

