

NOTICE OF IMPENDING BOUNDARY ACTION

Withdrawal #2

by

BZI Innovation Park Public Infrastructure District No. 1

TO: The Lieutenant Governor, State of Utah

NOTICE IS HEREBY GIVEN that the Board of Trustees of BZI Innovation Park Public Infrastructure District No. 1 (the “Board”), at a special meeting of the Board, duly convened pursuant to notice, and, pursuant to Utah Code Ann. §17D-4-201(4) and other applicable provisions of Utah law, effective October 21, 2026, adopted a *Resolution to Withdraw Approximately 1.032 Acres*, a true and correct copy of which is attached as EXHIBIT “A” hereto and incorporated by this reference herein (the “Withdrawal Resolution”).

A copy of the Final Local Entity Plat – Withdrawal #2 satisfying the applicable legal requirements as set forth in Utah Code Ann. §17-73-507, approved as a final local entity plat by the Iron County Surveyor, as well as the legal description of the property depicted on the plat, are attached as EXHIBIT “B”, hereto and incorporated by this reference. The Board hereby certifies that all requirements applicable to the withdrawal by the District, as more particularly described in the Withdrawal Resolution, have been met. The withdrawal is not anticipated to result in the employment of personnel.

WHEREFORE, the Board hereby respectfully requests the issuance of a Certificate of Withdrawal pursuant to and in conformance with the provisions of Utah Code Ann. § 67-1a-6.5.

DATED this ____ day of October, 2026.

**BZI INNOVATION PARK PUBLIC
INFRASTRUCTURE DISTRICT NO. 1**

Drake Howell, Chair

STATE OF UTAH)
 :SS.
IRON COUNTY)

On the ____ day of October, 2026, personally appeared before me Drake Howell, proved on the basis of satisfactory evidence to be the person whose name is subscribed to in this NOTICE OF IMPENDING BOUNDARY ACTION, and acknowledged that he executed the same voluntarily for its stated purpose on behalf of BZI Innovation Park Public Infrastructure District No. 1 pursuant to his authority by law as its duly appointed chair.

NOTARY PUBLIC

**EXHIBIT “A” TO NOTICE OF IMPENDING BOUNDARY ACTION
(Withdrawal #2)**

Copy of the Withdrawal Resolution

(see following pages)

**EXHIBIT "B" TO NOTICE OF IMPENDING BOUNDARY
ACTION**

(Withdrawal #2)

Legal Description – Withdrawal #2

Withdrawal Area #1

Beginning N.89°37'28"W. along the section line 1441.27 feet from the Southeast Corner of Section 34, Township 35 South, Range 12 West, SLB&M;

thence S.46°22'39"W. 175.65 feet;

thence N.43°37'21"W. 304.43 feet;

thence N.46°22'40"E. 205.89 feet;

thence S.0°16'04"W. 240.01 feet;

thence S.89°37'28"E. 189.26 feet to the point of beginning.

Contains 35,363 Square Feet or 0.812 Acres

Withdrawal Area #2

Beginning N.89°37'28"W. along the section line 1335.37 feet and N.0°16'04"E. 240.84 feet from the Southeast Corner of Section 34, Township 35 South, Range 12 West, SLB&M;

thence N.46°22'39"E. 47.95 feet;

thence S.43°37'21"E. 100.00 feet;

thence S.46°22'39"W. 144.15 feet;

thence N.0°16'04"E. 138.76 feet to the point of beginning.

Contains 9,605 Square Feet or 0.221 Acres

Withdrawal Area #3

Beginning N.89°37'28"W. along the section line 1571.93 feet and N.0°00'00"E. 295.17 feet from the Southeast Corner of Section 34, Township 35 South, Range 12 West, SLB&M;

thence N.46°22'40"E. 2.11 feet;

thence S.43°37'21"E. 2.04 feet;

thence N.89°37'28"W. 2.93 feet to the point of beginning.

Contains 2 Square Feet or less than 0.001 Acres

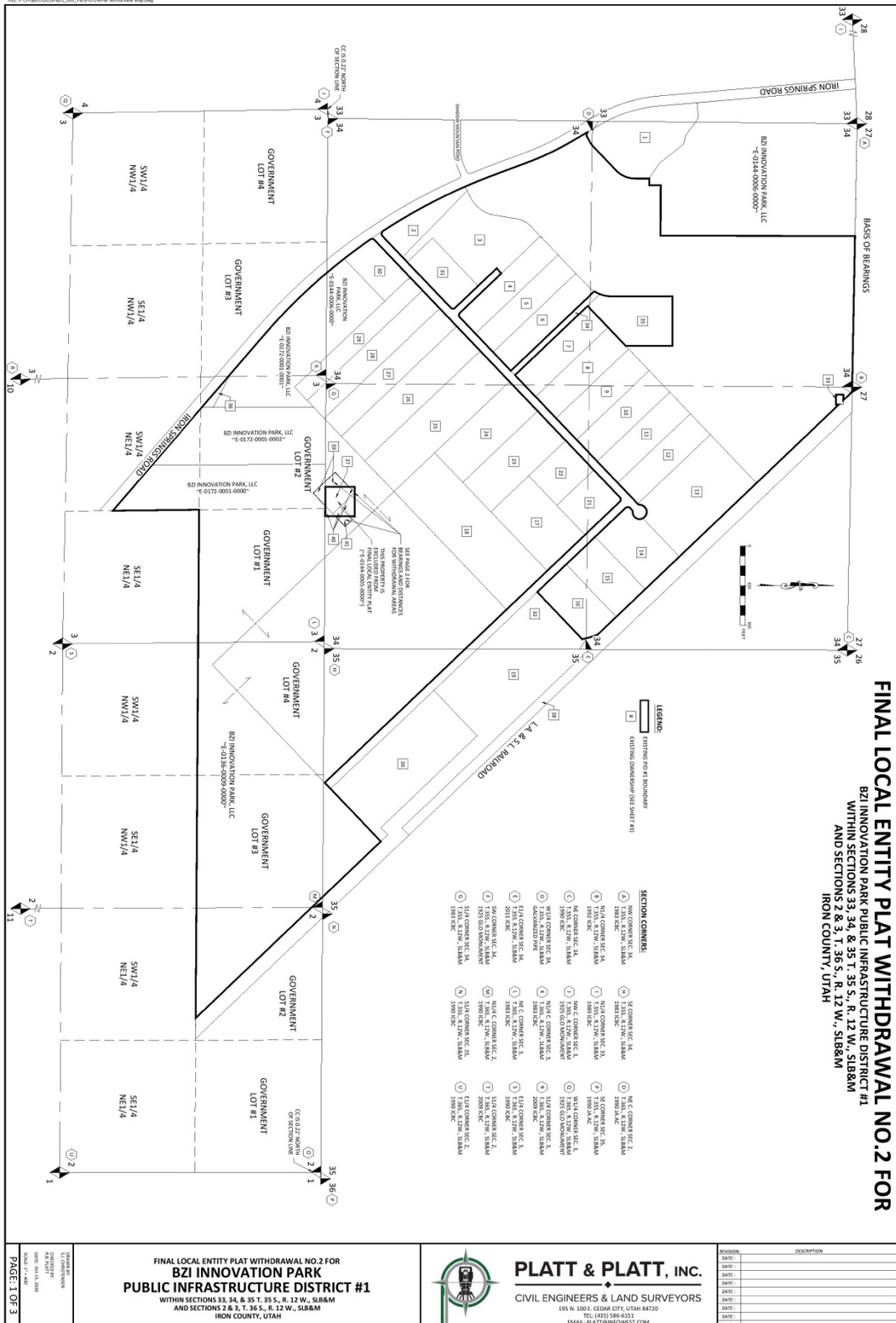
Total Withdrawal Areas: 44,970 Square Feet or 1.032 Acres

Affected Parcel Nos.:

E-0136-0009-0000

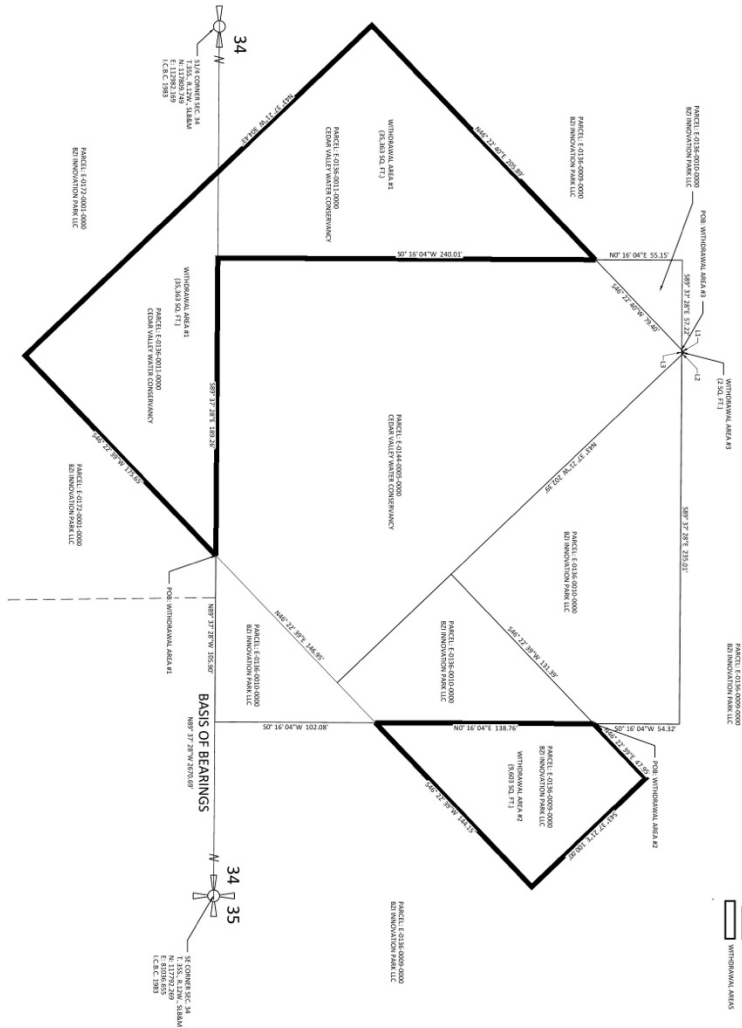
E-0136-0011-0000

FILE: P:\Projects\2026-825_005_PIO\PIO Overall Withdrawal Map.dwg





FINAL LOCAL ENTITY PLAT WITHDRAWAL NO.2 FOR
B21 INNOVATION PARK PUBLIC INFRASTRUCTURE DISTRICT #1
WITHIN SECTIONS 33, 34, & 35 T. 35 S., R. 12 W., SUB&M
AND SECTIONS 2 & 3, T. 36 S., R. 12 W., SUB&M
IRON COUNTY, UTAH



LINE TABLE	
LINE #	DESCRIPTION
1	1.1111111111111111
2	1.1111111111111111
3	1.1111111111111111
4	1.1111111111111111

FINAL LOCAL ENTITY PLAT WITHDRAWAL NO.2 FOR
BZI INNOVATION PARK PUBLIC INFRASTRUCTURE DISTRICT #1
WITHIN SECTIONS 33, 34, & 35 T. 35 S., R. 12 W., S16&M
AND SECTIONS 2 & 3 T. 36 S., R. 12 W., S16&M
IRON COUNTY, UTAH

EXISTING PARCEL OWNERSHIP:

- [illegible]

EXISTING PARCEL OWNERSHIP CONT.

- [illegible]

DEPUTY IRON COUNTY SURVEYOR APPROVAL

WITHDRAWAL NO. 2 FOR THE B21 INNOVATION PARK PUBLIC INFRASTRUCTURE DISTRICT NO. 1

DEPUTY IRON COUNTY SHERIFF

DATE _____

BZI INNOVATION PARK PUBLIC INFRASTRUCTURE DISTRICT NO. 1 BOARD CHAIR

INFRASTRUCTURE DISTRICT NO. 1 IS HEREBY APPROVED AND ORDERED TO BE FILED FOR RECORD IN THE
OFFICE OF THE IRON COUNTY RECORDER ON THIS THE _____ DAY OF _____, 2026.

B20 INNOVATION PARK PUBLIC INFRASTRUCTURE DISTRICT NO. 1 BOARD CHAIR

- [illegible]

BZI INNOVATION PARK PUBLIC INFRASTRUCTURE DISTRICT NO. 1 CLERK

THIS FINAL ENTITY PLAT WITHDRAWAL NO. 2 FOR THE 82 INNOVATION PARK PUBLIC INFRASTRUCTURE DISTRICT NO. 1 IS HEREBY APPROVED AND ORDERED TO BE FILED FOR RECORD IN THE OFFICE OF THE IRON COUNTY RECORDER ON THIS DAY OF 2016.

DAY OF _____, 2020

B21 INTERNATIONAL WATER PUBLIC INFRASTRUCTURE DISTRICT NO. 1 CLEVER

SURVEYOR'S CERTIFICATE:

1. ROBERT B. LATI, PROFESSIONAL OF LAND SURVEYOR NUMBER 164659, HOLD A LICENSE IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT AND HAVE PREPARED THIS PLAN OF THE PROPERTIES DESCRIBED HEREIN IN ACCORDANCE WITH SECTION 17-2-30 AND HEREBY CERTIFY A MEASUREMENTS AND DESCRIPTIONS ARE CORRECT.

ROBERT B. PLATT
UTAH P.L.S. # 164659

DATE: _____



LEGAL DESCRIPTIONS

WITHDRAWN PARCELS

BEINGING N 87° 37' 28" W, ALONG THE SECTION LINE 1441.27 FEET FROM THE SOUTHEAST CORNER OF SECTION 34, TOWNSHIP 35 SOUTH, RANGE 12 WEST, S4840E, THENCE S 46° 22' 39" W, 315.65 FEET, THENCE N 43° 37' 21" W, 304 FEET, THENCE N 46° 22' 47", 205.89 FEET, THENCE S 67° 16' 04" W, 240.01 FEET, THENCE S 89° 37' 28" E, 580.26 FEET TO THE POINT OF BEGINNING.

CONTAINS 35.363 SQ. FT.

CONTAINS: 35,363 SQ. FT.

BEING THE CORNER OF SECTION 34, TOWNSHIP 55 SOUTH, RANGE 12 WEST, S.B.M., THENCE N. 46°22'39"E., 47.95 FEET, THENCE S. 43°37'21"E., 100.00 FEET, THENCE S. 66°22'39"W., 144.15 FEET, THENCE N. 0°16'04"E., 138.76 FEET TO THE POINT OF BEGINNING.

CONTAINS: 9,605 SQ. FT.

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WITHDRAWAL AREA BE:
BEGINNING N 89°37'28"W, ALONG THE SECTION LINE 1571.93 FEET AND N 6°00'00"E, 295.17 FEET FROM THE
SOUTHEAST CORNER OF SECTION 34, TOWNSHIP 35 SOUTH, RANGE 12 WEST, S14M1. THENCE N 46°22'40"E, 2.11 FEET
THENCE S 43°37'21"E, 2.04 FEET, THENCE N 89°37'28"W, 2.93 FEET TO THE POINT OF BEGINNING.
CONTAINS 2.50 AC.

SURVEY NARRATIVE

THIS FINAL DEED ENTRY PAST WITHIN SAID NO. 1 PLAT FOR THE B21 INNOVATION PARK PUBLIC INFRASTRUCTURE DISTRICT NO. 1 WAS FIRST PREPARED AT THE REQUEST OF DIANE HOWELL, THE PURPOSE OF THE SURVEY WAS TO ADJUST THE BOUNDARIES OF THE B21 INNOVATION PARK PUBLIC INFRASTRUCTURE DISTRICT TO MATCH THE PARCEL MODIFICATION MAP THAT ALTERED THE BOUNDARY OF THE CEDAR VALLEY WATER CONSERVATION PARCEL REFERENCED AS PARCEL 817 ON PAGE 1.

DAOS OF BEARINGS FOR THIS SURVEY ARE: BETWEEN THE SOUTHEAST CORNER AND THE SOUTH QUARTER CORNER OF SECTION 34, TOWNSHIP 35 SOUTH, RANGE 12 WEST, SLABM.

CERTIFICATE OF RECORDING

I, CAROL JEFFRIES, COUNTY RECORDER OF IRON COUNTY, UTAH, DO HEREBY CERTIFY THAT THIS FINAL LOCAL ENTITY PLAT WITHDRAWAL, NO. 2 FOR THE B21 INNOVATION PARK PUBLIC INFRASTRUCTURE DISTRICT NO. 1 WAS FILED FOR RECORD IN MY OFFICE ON THIS THE _____ DAY OF _____, 2026.

OFFICE ON THIS THE _____ DAY OF _____, 2021

IRON COUNTY RECORDER

BOOK: _____ PAGE: _____
ENTRY NO.: _____ FILE: _____
RECORDED AT THE REQUEST OF: _____

PAGE: 3 OF 3

FINAL LOCAL ENTITY PLAT WITHDRAWAL NO.2 FOR
BZI INNOVATION PARK
PUBLIC INFRASTRUCTURE DISTRICT #1
 WITHIN SECTIONS 33, 34, & 35 T. 35 S., R. 12 W., SLB&M
 AND SECTIONS 2 & 3, T. 36 S., R. 12 W., SLB&M
 IRON COUNTY, UTAH



PLATT & PLATT, INC.
CIVIL ENGINEERS & LAND SURVEYORS
195 N. 100 E. CEDAR CITY, UTAH 84720
TEL: (435) 586-6151
EMAIL: PLATT@JEWELLWEST.COM

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