

**PETITION TO WITHDRAW PROPERTY FROM
BZI INNOVATION PARK PUBLIC INFRASTRUCTURE DISTRICT NO. 1
(Withdrawal #2)**

TO: **BZI INNOVATION PARK PUBLIC INFRASTRUCTURE DISTRICT NO. 1,**
a Utah public infrastructure district

FROM: **BZI Innovation Park, LLC,** a Utah limited liability company; and
Cedar Valley Water Conservancy, a Utah special district
(collectively, “**Petitioners**”)

DATE: October 21, 2026

This Petition to Withdraw Property from BZI Innovation Park Public Infrastructure District No. 1 (the “**District**”) is submitted in accordance with Title 17D, Chapter 4, Section 201(4)(a), Utah Code Annotated 1953.

Petitioners hereby petition and consent to the withdrawal from the District of approximately 1.032 acres of property in Iron County, Utah, as more particularly described in EXHIBIT A (hereafter the “**Property**”). Petitioners acknowledge that upon receipt of this signed Petition, the District may enact a resolution to withdraw the Property.

Each of the undersigned Petitioners is designated a sponsor, and the first Petitioner listed above is the contact sponsor, of this Petition.

In support of this Petition, Petitioners affirmatively represent, acknowledge, and certify the following matters:

1. When fully executed, this Petition contains the signatures of 100% of the surface property owners of the Property;
2. There are no registered voters residing in the Property;
3. The correct mailing addresses for Petitioners are provided on the signature page(s) below;
4. Petitioners are the title owners of the Property as of the date of this Petition, and Petitioners will not convey any interest in any part of the Property within thirty (30) days of the date of this Petition (except following the recording of the withdrawal final local entity plat, in which case the conveyance is permitted);
5. Petitioners petition for and consent to the District’s withdrawal of the Property that is particularly described in EXHIBIT A and generally shown in the map attached hereto as EXHIBIT B;

6. The Property so described is located within the current boundaries of the District; and
7. Petitioners authorize the recording of a final local entity plat and notice of impending boundary action on the Property to confirm the new District boundaries.

Each individual who signs on behalf of a trust or business entity represents that he or she has authority to do so and to petition for the withdrawal on behalf of the trust or business entity, and further represents that there is no legal impediment to the trust or business entity's signing this Petition.

This Petition may be signed electronically and executed in counterparts, all of which may be treated for all purposes as an original and shall constitute and be one and the same Petition.

IN WITNESS WHEREOF, the Petitioners have executed this Petition as of the date indicated above.

[Signature pages to follow]

BZI Innovation Park, LLC

Address:

912 N. Airport Road
Cedar City, UT 84721

By: James Barlow
Its: Managing Member

Cedar Valley Water Conservancy

Address:

710 S. Westview Drive

Cedar City, Utah 84720

By: Paul Monroe

Its: General Manager

EXHIBIT A

TO PETITION FOR WITHDRAWAL

WITHDRAWAL #2 LEGAL DESCRIPTION

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

FINAL LOCAL ENTITY PLAT WITHDRAWAL NO. 2 FOR
BZI INNOVATION PARK PUBLIC INFRASTRUCTURE DISTRICT #1
WITHIN SECTIONS 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, T. 12 N., R. 36 E., S. 12 W., SUBDIVISION
IRON COUNTY, UTAH

SECTION	SECTION
1	35
2	36
3	37
4	38
5	39
6	40
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36	70

PLATT & PLATT, INC.
 CIVIL ENGINEERS & LAND SURVEYORS
 1000 N. 1000 E. SUITE 1000
 TELLER, UT 84402
 TEL (435) 986-4351
 FAX (435) 986-4352
 EMAIL: PLATT@PLATT-UTAH.COM

DATE: 10/1/2023
 DRAWN BY: JLM
 CHECKED BY: JLM
 PAGE: 1 OF 3

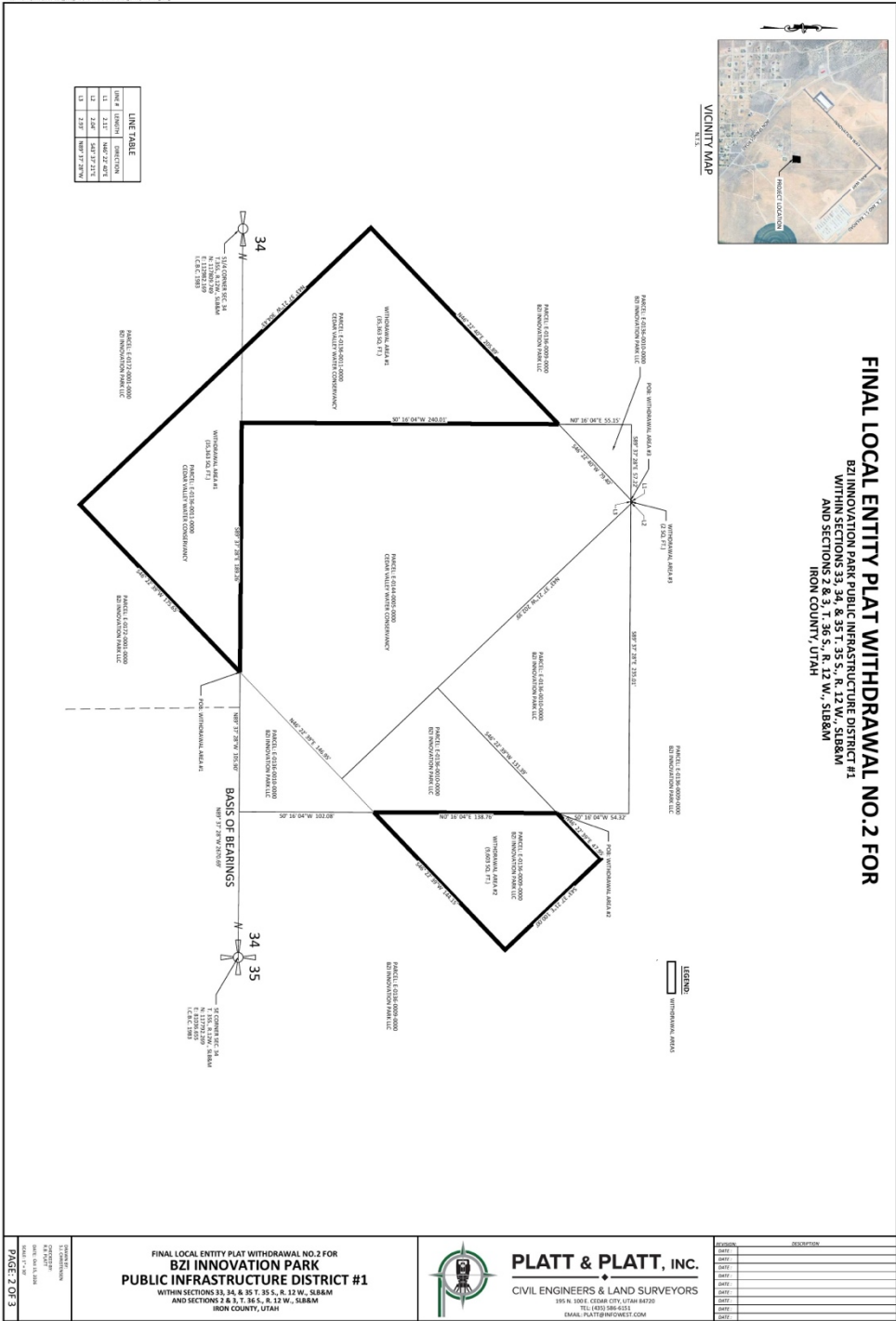


Exhibit B to Petition to Withdraw
Withdrawal #2
BZI Innovation Park PID No. 1