



GARDEN CITY
SHORT TERM RENTAL APPLICATION

Blue Topaz

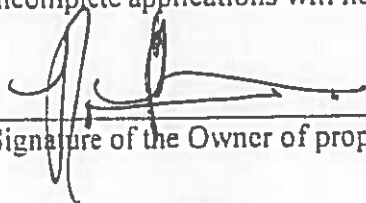
Owner or Property Management Company Name: Lodge At Bear Lake Holdings LLC
Owner or Property Management Company Address: 10 S Bear Lake Blvd Box 361 Garden City, UT 84028
Owner or Property Management Company Phone #: 435-757-6278
Emergency Contact Name and Phone #: (must live within 15 minutes of property & be available 24/7) Norm Mecham
Contact Persons E-mail address: nmecham@bearlake.com
Utah State Tax Number: (must be registered to Garden City) 14641471-003

175 S. Blue Topaz Ln

Owner of Property: Lodge at Bear Lake Holdings LLC	Address of STR Property: ~~185 S 100 W~~ # B
Owners Phone #: 435-757-6278	Parcel ID Number: 41-21-400-0271
Owners mailing address: Box 361 Garden City, UT 84028	Subdivision or resort where property is located: NA
Owners e-mail address: nmecham@bearlake.com	

I understand that this license does not preclude me from following the appropriate Homeowner Association CC&R's and obtaining approval from the appropriate Homeowner Association for each unit, prior to commencing any rental. I further understand that not all subdivisions within the Garden City limits allow short term rentals and my unit may be located within one such subdivision.

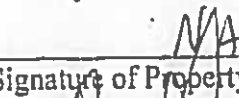
Incomplete applications will not be accepted.



Signature of the Owner of property

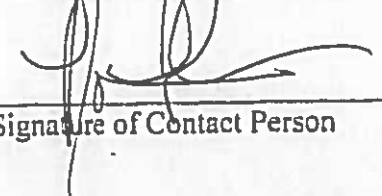
5/1/19

Date



Signature of Property Management Company

Date



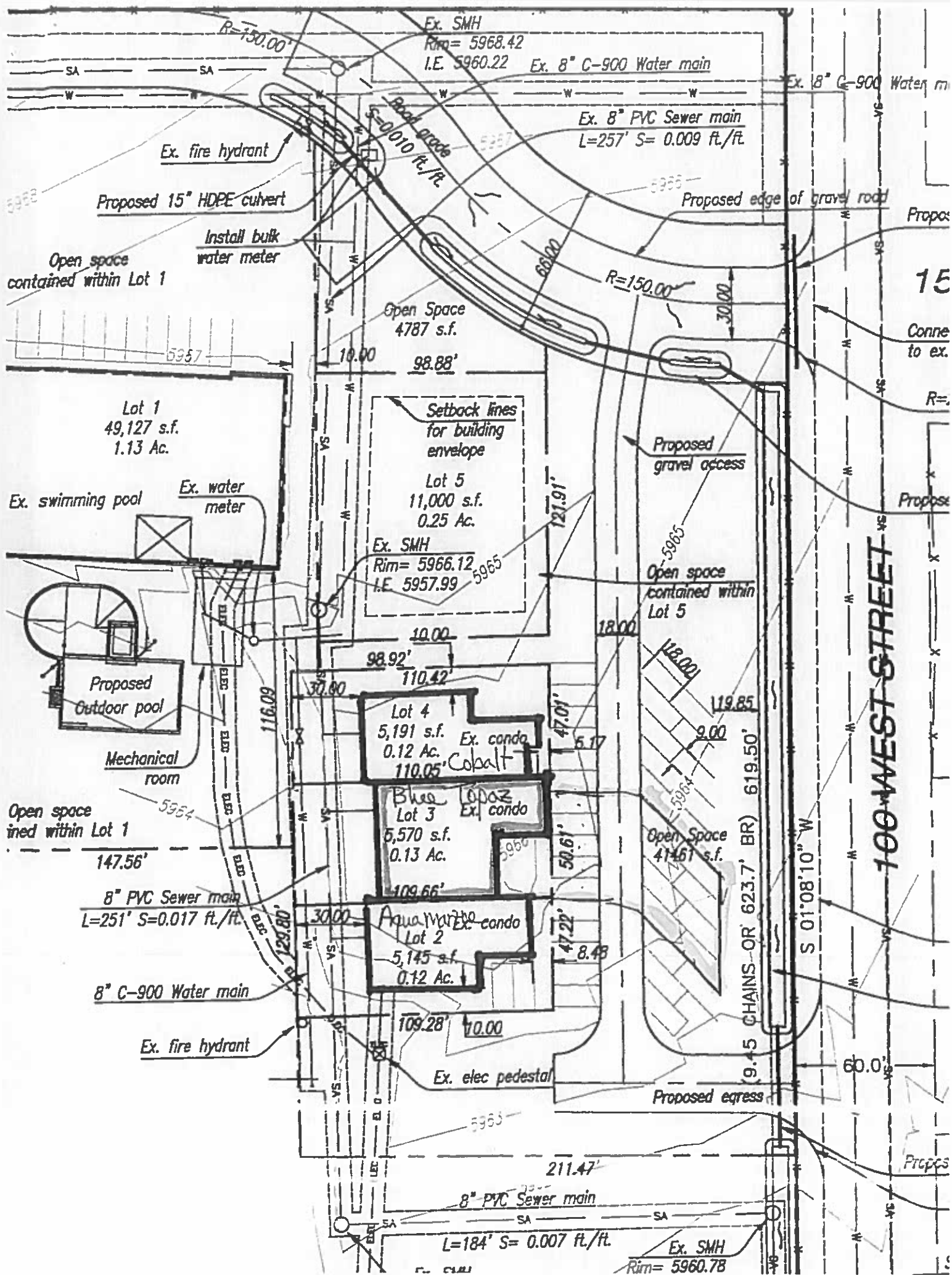
Signature of Contact Person

5/1/19

Date

Application fee, **NON-REFUNDABLE**: \$100 plus \$140 per unit \$520.00
Pd 140.00
5-1-19

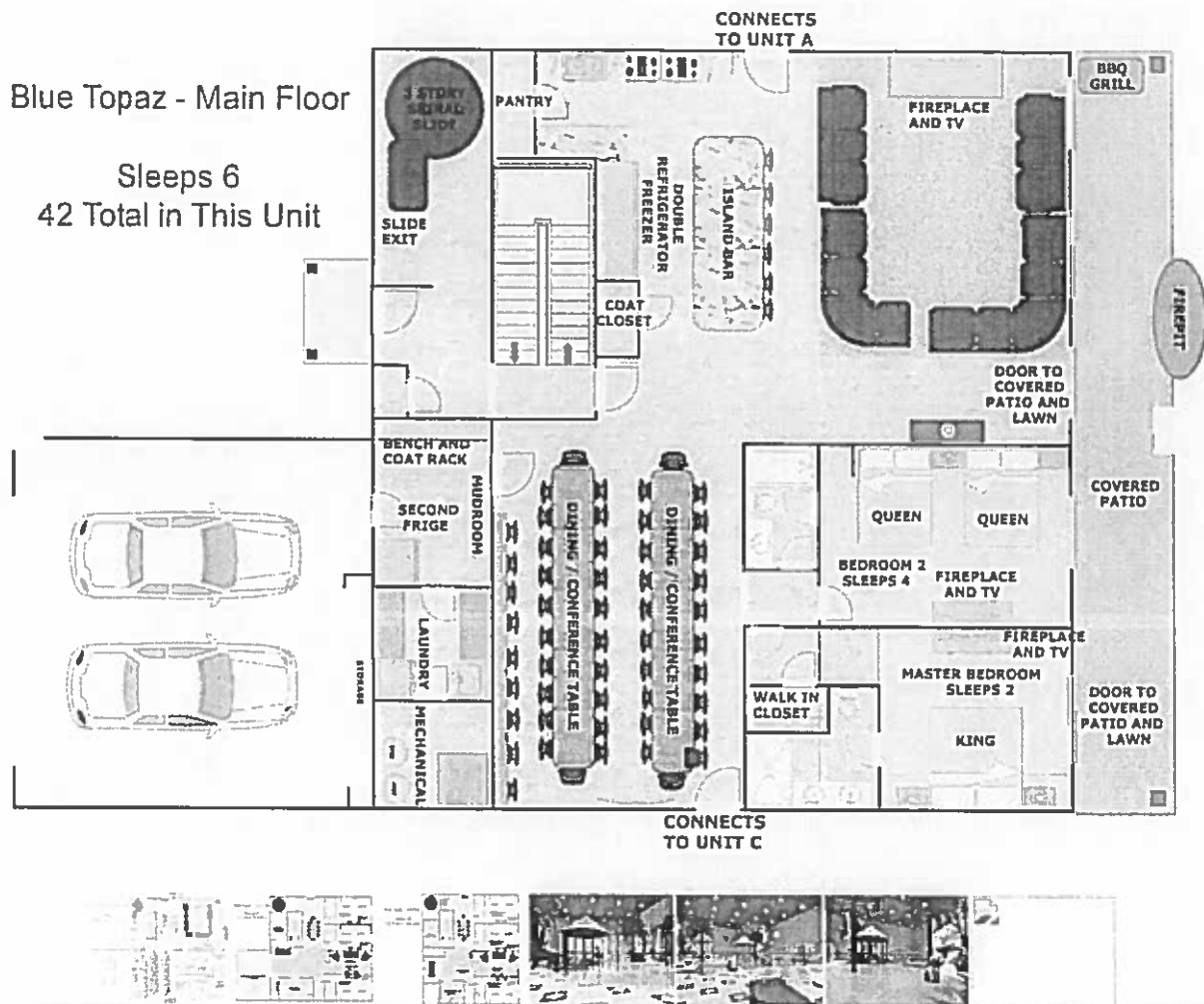
The foregoing application was _____ approved _____ disapproved at a meeting of the Garden City Town Council held on _____ day of _____, 20 ____.



[Contact Us](#)**Blue Topaz Unit - Sleeps 46**

from \$1999 per /nt

11 Bedrooms | 10 Bathrooms | House in Garden City

**Property Description**

This listing is for the middle unit, fully furnished, sleeps 42+ in 7569 sq ft, 11 bedrooms, 10 baths, 3 great rooms, 3 kitchens, 3 story indoor slide with private indoor playground, 11 fireplaces, outdoor firepit, covered patio, 2 car garage.

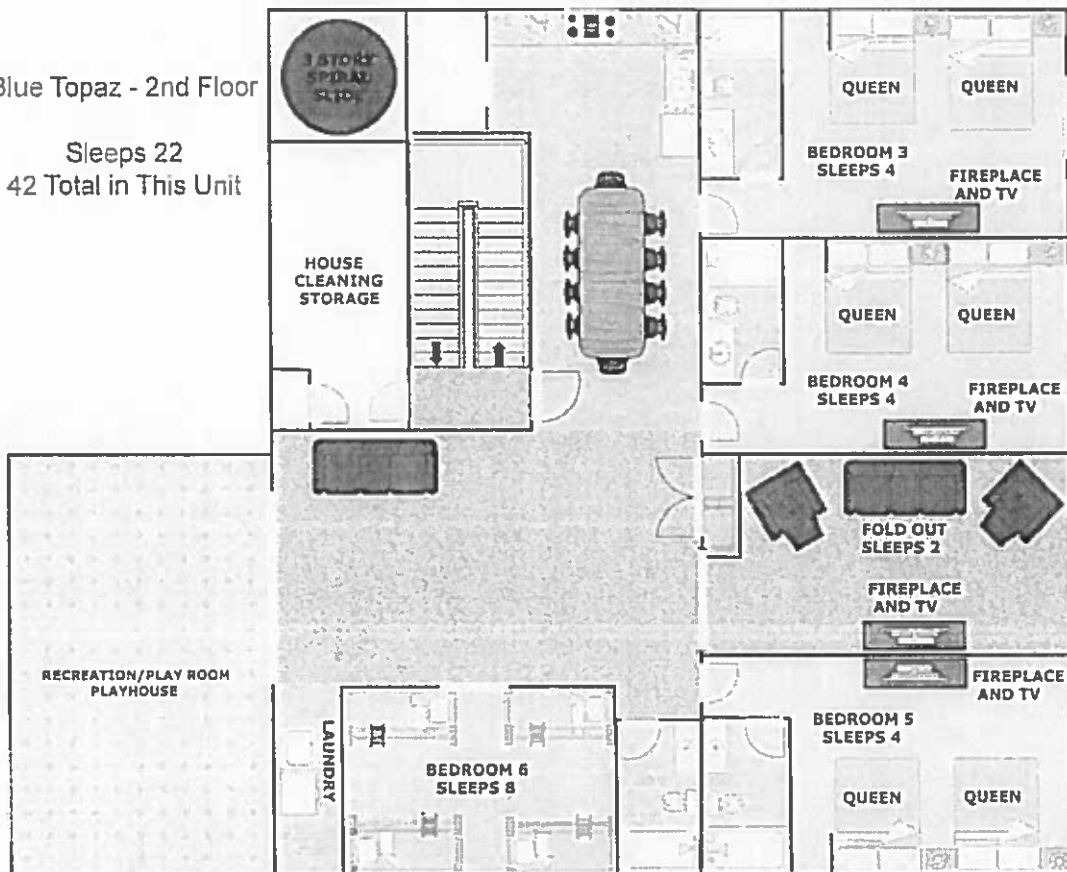
Property Details

Waterdance Bear Lake! New development with private indoor waterpark featuring lazy river, children's play area, lap lanes, slides, heated and open year round. Located in the heart of Garden City at Bear Lake, within walking distance, via bike path, to shops and beach with easy access to trails leading to mountains. Great investment opportunity for short term rentals with onsite management. Triplex middle unit, fully furnished, sleeps 42+ in 7569 sq ft, 11 bedrooms, 10 baths, 3 great rooms, 3 kitchens, 3 story indoor slide with private indoor playground, 11 fireplaces, outdoor firepit, covered patio, 2 car garage.

Blue Topaz Unit - Sleeps 46

from \$1999 per /nt

11 Bedrooms | 10 Bathrooms | House in Garden City

Blue Topaz - 2nd Floor**Sleeps 22
42 Total in This Unit****Property Description**

This listing is for the middle unit, fully furnished, sleeps 42+ in 7569 sq ft, 11 bedrooms, 10 baths, 3 great rooms, 3 kitchens, 3 story indoor slide with private indoor playground, 11 fireplaces, outdoor firepit, covered patio, 2 car garage.

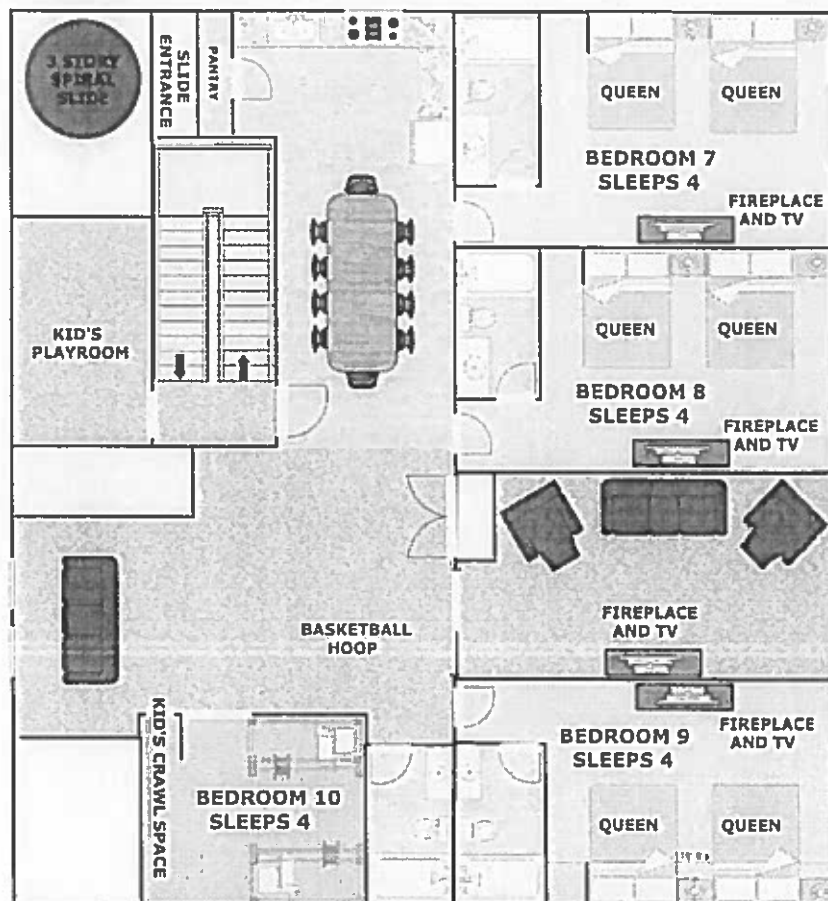
Property Details

Waterdance Bear Lake! New development with private indoor waterpark featuring lazy river, children's play area, lap lanes, slides, heated and open year round. Located in the heart of Garden City at Bear Lake, within walking distance, via bike path, to shops and beach with easy access to trails leading to mountains. Great investment opportunity for short term rentals with onsite management. Triplex middle unit, fully furnished, sleeps 42+ in 7569 sq ft, 11 bedrooms, 10 baths, 3 great rooms, 3 kitchens, 3 story indoor slide with private indoor playground, 11 fireplaces, outdoor firepit, covered patio, 2 car garage.

Blue Topaz Unit - Sleeps 46

from \$1999 per /nt

11 Bedrooms | 10 Bathrooms | House in Garden City

Blue Topaz - 3rd FloorSleeps 16
42 Total in This Unit**Property Description**

This listing is for the middle unit, fully furnished, sleeps 42+ in 7569 sq ft, 11 bedrooms, 10 baths, 3 great rooms, 3 kitchens, 3 story indoor slide with private indoor playground, 11 fireplaces, outdoor firepit, covered patio, 2 car garage.

Property Details

Waterdance Bear Lake! New development with private indoor waterpark featuring lazy river, children's play area, lap lanes, slides, heated and open year round. Located in the heart of Garden City at Bear Lake, within walking distance, via bike path, to shops and beach with easy access to trails leading to mountains. Great investment opportunity for short term rentals with onsite management. Triplex middle unit, fully furnished, sleeps 42+ in 7569 sq ft, 11 bedrooms, 10 baths, 3 great rooms, 3 kitchens, 3 story indoor slide with private indoor playground, 11 fireplaces, outdoor firepit, covered patio, 2 car garage.

SHORT TERM/NIGHTLY RENTAL INSPECTION CHECKLIST

Address: 185 S. 100th - (B)

Blue Topaz

Date of inspection: 6-4-19

Owner: Norm Medsker

Property Management:

Contact Name:

Contact Phone #:

Inspection Item	Time limit to correct
Safety Inspections:	
Handrails/Guardrails	✓
Outdoor lights	✓
Entry lights	✓
Water shut off	✓
Breaker box labeled	✓
Gas shut off	✓
Hot water heater	✓
Furnace	✓
Water working	✓
Kitchen sink	✓
Fire extinguishers	✓
Electrical outlet plates	✓
Check address on unit	✓
Other:	

ORT TERM/NIGHT/ARIENTAININSPECTIONGHTCKINSM (page 2)

Address:

Date of inspection:

Owner:

Property Management:

ceping room	#1	#2	#3	#4	#5	#6	#7	#8	#9	#10
1 ft.	11x17	18x12	12x16.5	12x16.5	12x16.5	12x16.5	12x16.5	12x16.5	14.5x18	16x12
at	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
quired	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
indow(s)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
note	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
ector	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
total	187	228	198	198	198	198	198	198	152	198

Occupancy allowed at this address: 42, shall not include children under the age of three (3).

Minimum parking required at this address: 11. All vehicles include filter's, boats, motor homes, etc., shall park on property. Each trailer is considered a vehicle.

Signature: _____ Date: _____

Inspector: _____

Owner/Property Manager: _____

[Handwritten signature]

2102 total

126

13x12

GARDEN CITY FIRE DISTRICT

P.O. BOX 248 145 WEST LOGAN ROAD

GARDEN CITY, UTAH 84028

PHONE/FAX (435) 946-3557

FIRE SAFETY INSPECTION REPORT

Business Name: NORM MICHAM

Inspection Date: 6-19-19

Business Address: 175 S. BLUE TOPAZ LN.

Suite: _____ Business Phone: _____

No.	Violations	No.	Locations/Remarks	Cleared
ACCESS-				
1	☒ Maintain fire lane free of obstructions			/ /
2	☐ Provide address numbering which is visible from street			/ /
3	☐ Provide supra box for fire dept. access			
EXITING				
4	☒ Remove obstructions at exits, doors, aisles, corridors, stairways, etc.			/ /
5	☐ Exit door to open without a key or any special knowledge or effort			
6	☐ Provide sign over main exit door(s)			/ /
7	☐ Repair non-operable exit door hardware			/ /
8	☐ Remove obstructions from door required to be closed			
9	☐ Remove locks & latches from doors with panic hardware			/ /
10	☐ Remove storage from attic, under-floor and concealed spaces			
11	☐ Provide/maintain exit sign/emergency lighting			/ /
FIRE EXTINGUISHERS				
12	☒ Have fire extinguisher serviced and tagged			/ /
13	☐ Provide/mount fire extinguisher as indicated			
14	☐ Provide clear access to fire extinguisher			/ /
15	☐ Post a sign indicating fire extinguisher location			
16	☐ Maintain 3 foot clearance for access/use of fire appliances/equipment			/ /
FIRE PROTECTION SYSTEMS				
17	☐ Secure all system control valves in the open position	PASSED		
18	☐ Replace damaged, corroded or painted sprinkler heads/ Fire department connection (FDC) caps			
19	☐ Provide annual certification for sprinkler/standpipe system			
20	☐ Provide sprinkler coverage in unprotected areas			
21	☐ Provide spare sprinkler heads and/or compatible wrench			
22	☐ Hood and duct extinguishing system to be serviced and tagged	Re-inspection dates	Inspector	
23	☐ Remove grease from hood, duct, and filters (keep clean)	1 st	/ /	
FIRE ALARM SYSTEMS				
24	☒ Maintain, repair, inspect, and/or test fire alarm system	2 nd	/ /	
FIRE SEPARATIONS				
25	☒ Repair holes in required fire resistive construction	3 rd	/ /	
26	☒ Provide/repair self or automatic closing fire rated assemblies	Hearing	/ /	
ELECTRICAL				
27	☒ Discontinue use of extension cords	District attorney	/ /	
28	☐ Install permanent wiring for fixed or stationary appliance	Final clearance	/ /	
29	☐ Provide cover plates for all junction boxes	You are hereby notified to correct all violations immediately or show cause why you should not be required to re-inspection will be conducted after _____ days from the date of this notice. Willful failure to comply with this notice is a misdemeanor. Violations which are not corrected immediately and or remain after the re-inspection may be processed as a criminal offense. Thank you for your assistance and cooperation in minimizing the fire and life loss in your community. BY ORDER OF THE FIRE CHIEF SIGNATURE OF RECIPIENT: _____		
30	☐ Remove exposed wiring or protect in approved conduit			
31	☐ Provide a clear work space at all electrical panels (30" in width, 36" in depth and 78" in height) Remove exposed wiring or protect in approved conduit			
32	☐ Labeling electrical rooms and breaker			
FLAMMABLE LIQUIDS - COMPRESSED GASES				
33	☒ Provide flammable liquid storage cabinet or reduce storage			
34	☐ Remove all fueled vehicles or equipment from buildings			
35	☐ Secure compressed gas cylinders			
STORAGE - HOUSEKEEPING				
36	☒ Arrange storage in an orderly manner to provide access/egress	NO VIOLATIONS NOTED THIS DATE - THANK YOU FOR BEING SAFE		
37	☐ Remove combustible storage from boiler, mechanical, or electrical rooms			
38	☐ Reduce storage to 24" below ceiling or 18" from sprinkler heads			
39	☐ _____			
40	☐ Remove waste & rubbish material from the premises daily			
41	☐ Keep dumpster 5' away from buildings	Inspection Officer: _____ City: _____ County: _____ State: _____ Page: _____ of _____		
42	☐ _____			
43	Other violations and comments: _____			

DISTRIBUTION: WHITE TO FPR YELLOW TO OWNER/OCCUPANT PINK TO OWNER WITH FINAL CLEARANCE



GARDEN CITY
SHORT TERM RENTAL APPLICATION

Cobalt

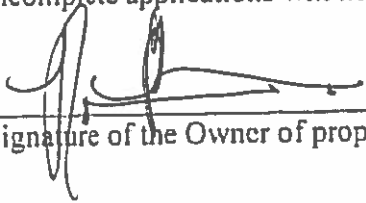
Owner or Property Management Company Name: <i>Lodge At Bear Lake Holdings LLC</i>
Owner or Property Management Company Address: <i>10 S Bear Lake Blvd Box 361 Garden City, Ut 84028</i>
Owner or Property Management Company Phone #: <i>435-757-6278</i>
Emergency Contact Name and Phone #: (must live within 15 minutes of property & be available 24/7) <i>Norm Mecham</i>
Contact Persons E-mail address: <i>nmecham@bearlake.com</i>
Utah State Tax Number: (must be registered to Garden City) <i>14641471-003</i>

169 S-Blue Topaz Ln

Owner of Property: <i>Lodge at Bear Lake Holdings LLC</i>	Address of STR Property: <i>185 S 100 W #C</i>
Owners Phone #: <i>435-757-6278</i>	Parcel ID Number: <i>41-21-400-0271</i>
Owners mailing address: <i>Box 361 Garden City, Ut 84028</i>	Subdivision or resort where property is located: <i>NA</i>
Owners e-mail address: <i>nmecham@bearlake.com</i>	

I understand that this license does not preclude me from following the appropriate Homeowner Association CC&R's and obtaining approval from the appropriate Homeowner Association for each unit, prior to commencing any rental. I further understand that not all subdivisions within the Garden City limits allow short term rentals and my unit may be located within one such subdivision.

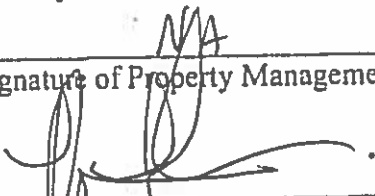
Incomplete applications will not be accepted.



Signature of the Owner of property

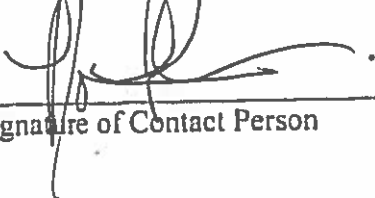
5/1/19

Date



Signature of Property Management Company

Date



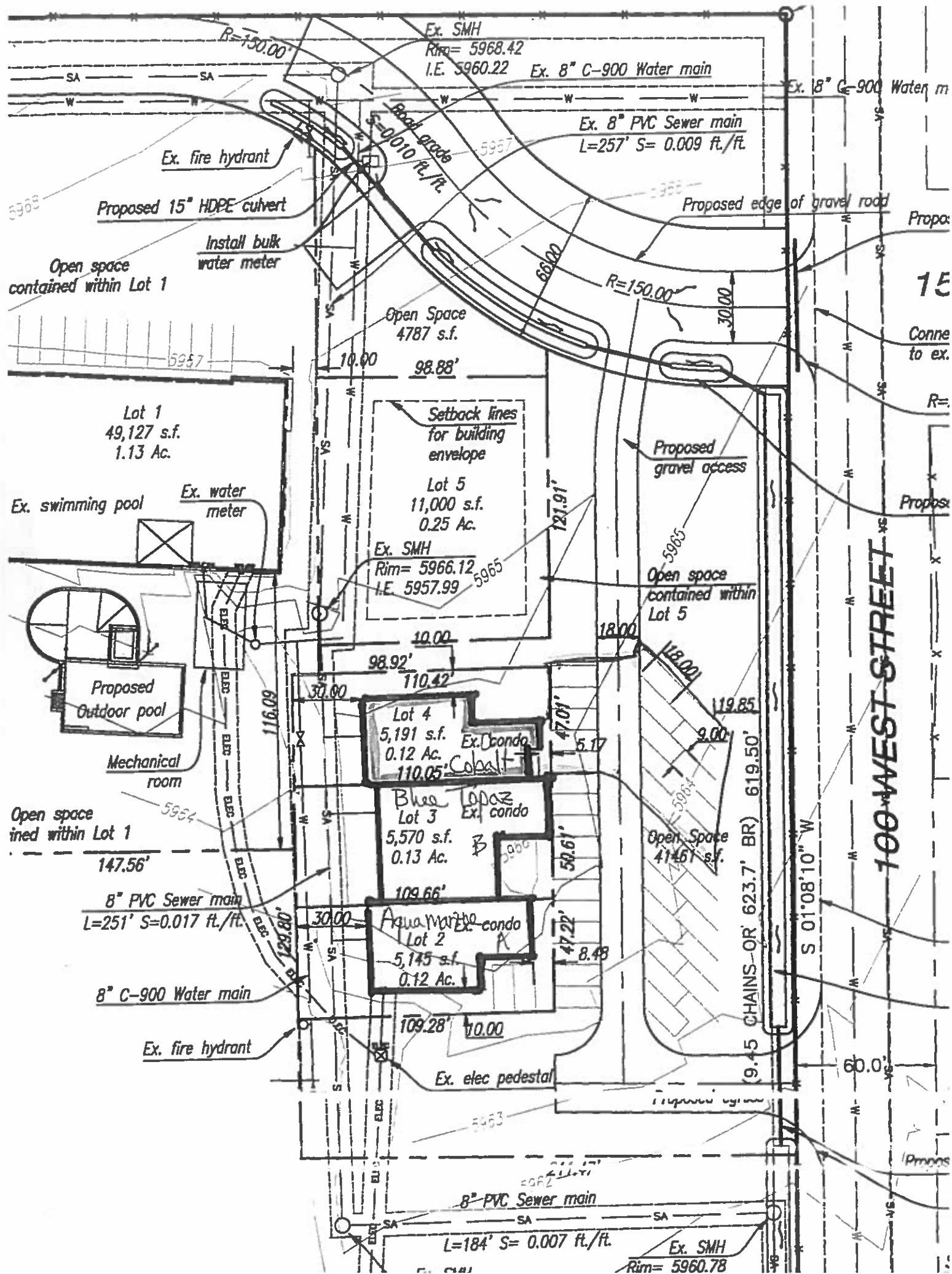
Signature of Contact Person

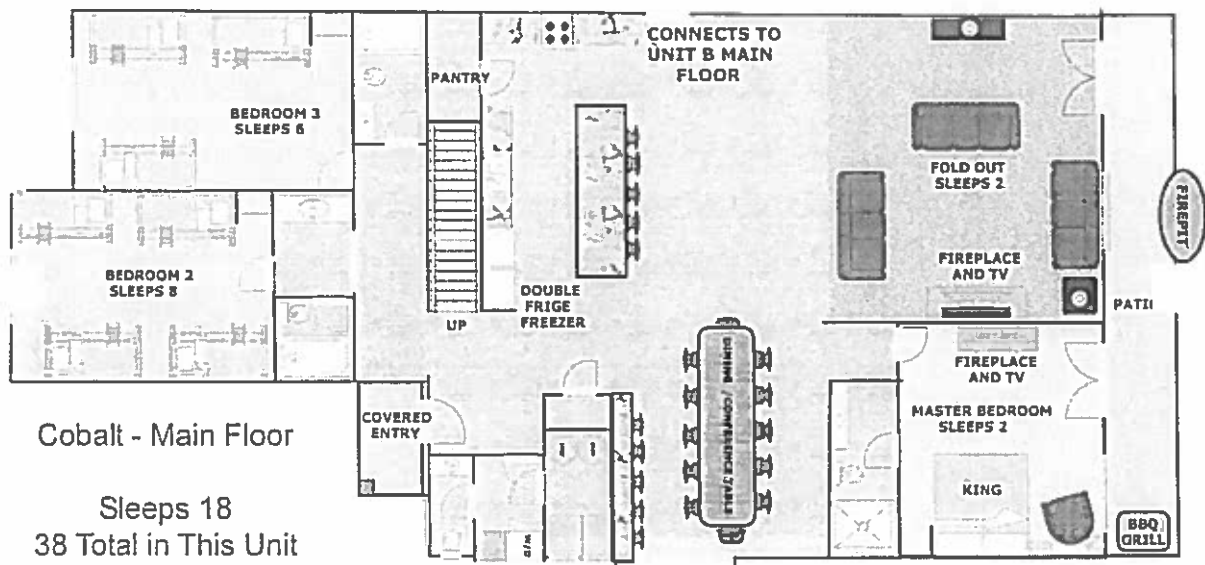
5/1/19

Date

Application fee, **NON-REFUNDABLE**: \$100 plus \$140 per unit \$520.00
Pd 140.00
5-1-19

The foregoing application was _____ approved _____ disapproved at a meeting of the Garden City Town Council held on _____ day of _____, 20 ____.



[Home](#)[All Availability](#)[About Us / FAQs](#)[Amenities](#)[Floor Plans](#)[Real Estate](#)[Smaller Accommodations](#)[Contact Us](#)[6 bedrooms, full bathroom, house in garden city](#)

Property Description

This listing is for the Cobalt end unit, fully furnished, that sleeps 34+ with 4369 sq ft, 8 bedrooms, 6.5 baths, 5 fireplaces, patio with fire pit, 2 large great rooms.

Property Details

Waterdance Bear Lake! New development with private indoor waterpark featuring lazy river, children's play area, lap lanes, slides, heated and open year round. Located in the heart of Garden City at Bear Lake, within walking distance, and close to public transit and major roads. Great access to trails leading to the mountain views. Investment opportunity for short term rentals with onsite management. Triplex end unit, fully furnished, that sleeps 34+ with 4369 sq ft, 8 bedrooms, 6.5 baths, 5 fireplaces, patio with fire pit, 2 large great rooms.

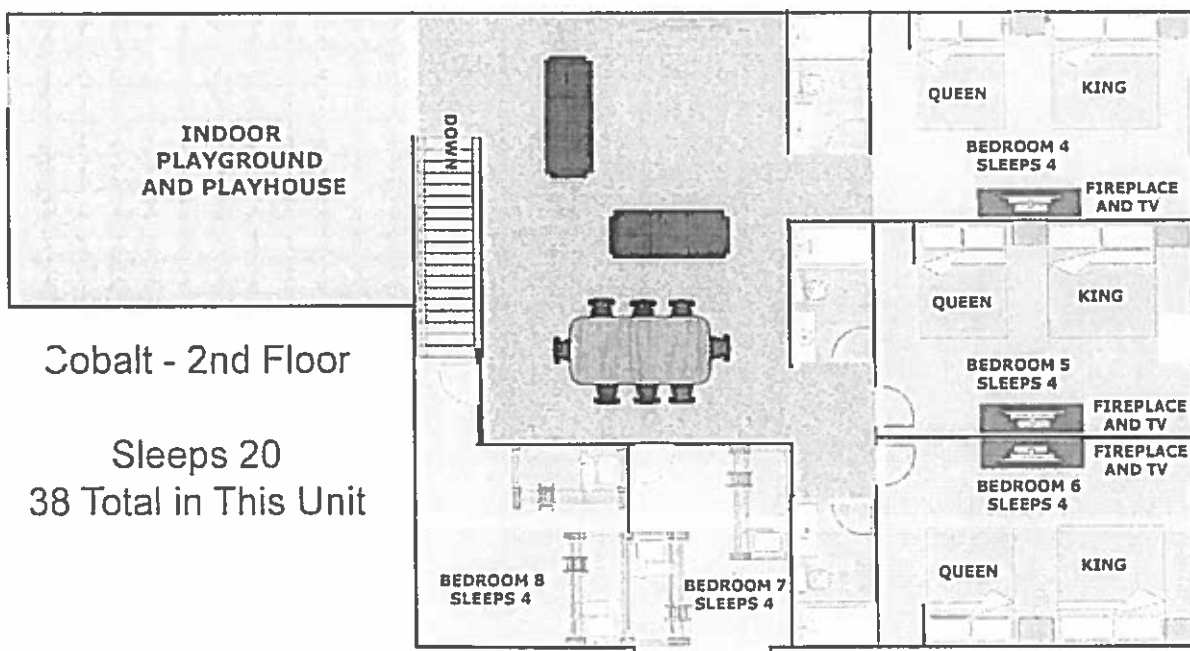
Amenities

Accommodations

Cobalt Unit - Sleeps 38

8 Bedrooms | 6.5 Bathrooms | House in Garden City

from \$1499 per /nt

**Property Description**

This listing is for the Cobalt end unit, fully furnished, that sleeps 34+ with 4369 sq ft, 8 bedrooms, 6.5 baths, 5 fireplaces, patio with fire pit, 2 large great rooms.

Property Details

Waterdance Bear Lake! New development with private indoor waterpark featuring lazy river, children's play area, lap lanes, slides, heated and open year round.

Waterdance Bear Lake is a new development with private indoor waterpark featuring lazy river, children's play area, lap lanes, slides, heated and open year round. The property is fully furnished and includes a large patio with fire pit, 2 large great rooms, 5 fireplaces, and a fully equipped kitchen.

Totally furnished that sleeps 34+ with 4369 sq ft, 8 bedrooms, 6.5 baths, 5 fireplaces, patio with fire pit, 2 large great rooms.

SHORT TERM/NIGHTLY RENTALS INSPECTION CHECKLIST

Address: 1855 100th @ Cobalt

Date of inspection: 4-4-14

Owner: Norm Weckner

Property Management:

Contact Name:

Contact Phone #:

Inspection Item	Pass/Fail	Time limit to correct
Safety Inspections:		
Handrails/Guardrails	✓	
Outdoor lights	✓	
Entry lights	✓	
Water shut off	✓	
Breaker box labeled	✓	
Gas shut off	✓	
Hot water heater	✓	
Furnace	✓	
Water working	✓	
Kitchen sink	✓	
Fire Extinguishers	✓	
Electrical outlet plates	✓	
Check address on unit		
Other:		

ORT TERM/NIGHTTIME/RENTAL INSPECTION NIGHT GROUND SITE (page 2)

Address:

Date of inspection:

Inspector:

Property Management:

Building	#1	#2	#3	#4	#5	#6	#7	#8	#9	#10
1st Fl.	14x16	17.5x11.5	18x12	17.5x22	18x12	18x12	18x12	10.5x10.5	10.5x13	19x23
2nd Fl.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Acquired	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Window(s)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Smoke	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Detector	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
1st Fl.	224	201	216	305	216	216	216	112	136	308

5/21/21
20054

Total Occupancy allowed at this address: 44, shall not include children under the age of 18 (3).

Minimum parking required at this address: 12. Total number of parking spots on property 12. All vehicles include trailer's, boats, motor homes, etc., shall park on property. Each trailer is considered a vehicle.

Inspector: [Signature] Date: 6-4-19

Owner/Property Manager: [Signature]

GARDEN CITY FIRE DISTRICT

P.O. BOX 248 145 WEST LOGAN ROAD

GARDEN CITY, UTAH 84028

PHONE/FAX (435) 946-3557

FIRE SAFETY INSPECTION REPORT

Business Name: NORM MICHAM

Inspection Date: 6-19-19

Business Address: 169 S. BLUE TOPAZ LN.

Suite: _____

Business Phone: _____

No.	Violations	No.	Locations/Remarks	Cleared			
ACCESS-							
1	☒ Maintain fire lane free of obstructions			/ /			
2	☐ Provide address numbering which is visible from street			/ /			
3	☐ Provide supra box for fire dept. access						
EXITING							
4	☒ Remove obstructions at exits, doors, aisles, corridors, stairways, etc.			/ /			
5	☐ Exit door to open without a key or any special knowledge or effort						
6	☐ Provide sign over main exit door(s)			/ /			
7	☐ Repair non-operable exit door hardware			/ /			
8	☐ Removed obstructions from door required to be closed						
9	☐ Remove locks & latches from doors with panic hardware			/ /			
10	☐ Remove storage from attic, under-floor and concealed spaces						
11	☐ Provide/maintain exit sign/emergency lighting			/ /			
FIRE EXTINGUISHERS							
12	☒ Have fire extinguisher serviced and tagged			/ /			
13	☐ Provide/mount fire extinguisher as indicated						
14	☐ Provide clear access to fire extinguisher			/ /			
15	☐ Post a sign indicating fire extinguisher location						
16	☐ Maintain 3 foot clearance for access/use of fire appliances/equipment			/ /			
FIRE PROTECTION SYSTEMS							
17	☐ Secure all system control valves in the open position	PASSED					
18	☐ Replace damaged, corroded or painted sprinkler heads/ Fire department connection (FDC) caps						
19	☐ Provide annual certification for sprinkler/standpipe system						
20	☐ Provide sprinkler coverage in unprotected areas						
21	☐ Provide spare sprinkler heads and/or compatible wrench						
22	☐ Hood and duct extinguishing system to be serviced and tagged	Re-inspection dates	Inspector				
23	☐ Remove grease from hood, duct, and filters (keep clean)	1 st	/ /				
FIRE ALARM SYSTEMS							
24	☒ Maintain, repair, inspect, and/or test fire alarm system	2 nd	/ /				
FIRE SEPARATIONS							
25	☒ Repair holes in required fire resistive construction	Refer to FPB	/ /				
26	☒ Provide/repair self or automatic closing fire rated assemblies	3 rd	/ /				
ELECTRICAL							
27	☒ Discontinue use of extension cords	Hearing	/ /				
28	☐ Install permanent wiring for fixed or stationary appliance	District attorney	/ /				
29	☐ Provide cover plates for all junction boxes	Final clearance	/ /				
30	☐ Removes exposed wiring or protect in approved conduit	You are hereby notified to correct all violations immediately or show cause why you should not be required to re-inspection will be conducted after _____ days from the date of this notice. Willful failure to comply with this notice is a misdemeanor. Violations which are not corrected immediately and or remain after the re-inspection may be processed as a criminal offense. Thank you for your assistance and cooperation in maintaining the Garden City Fire District. BY ORDER OF THE FIRE CHIEF SIGNATURE OF RECIPIENT: _____ _____ Owner Manager Employee Other					
31	☐ Provide a clear work space at all electrical panels (30" in width, 36" in depth and 78" in height) Remove exposed wiring or protect in approved conduit						
32	☐ Labeling electrical rooms and breaker						
FLAMMABLE LIQUIDS - COMPRESSED GASES							
33	☒ Provide flammable liquid storage cabinet or reduce storage						
34	☐ Remove all fueled vehicles or equipment from buildings	STORAGE - HOUSEKEEPING 36 ☒ Arrange storage in an orderly manner to provide access/egress 37 ☐ Remove combustible storage from boiler, mechanical, or electrical rooms 38 ☐ Reduce storage to 24" below ceiling or 18" from sprinkler heads 40 ☐ Remove waste & rubbish material from the premises daily 41 ☐ Keep dumpster 5' away from buildings 42 ☐ Remove fire alarm pull station sources 43 ☐ Remove fire alarm pull station sources					
35	☐ Secure compressed gas cylinders						
STORAGE - HOUSEKEEPING							
36	☒ Arrange storage in an orderly manner to provide access/egress						
37	☐ Remove combustible storage from boiler, mechanical, or electrical rooms						
38	☐ Reduce storage to 24" below ceiling or 18" from sprinkler heads						
40	☐ Remove waste & rubbish material from the premises daily	NO VIOLATIONS NOTED THIS DATE. THANK YOU FOR BEING SAFE. FPP _____ COMPANY _____ Shift _____ Page _____ of _____					
41	☐ Keep dumpster 5' away from buildings						
42	☐ Remove fire alarm pull station sources						
43	☐ Remove fire alarm pull station sources						
44	☐ Remove fire alarm pull station sources						

DISTRIBUTION: WHITE TO FPR YELLOW TO OWNER/OCCUPANT PINK TO OWNER WITH FINAL CLEARANCE



334 N. 130 W.

GARDEN CITY
SHORT TERM RENTAL APPLICATION

Owner or Property Management Company Name:	Bear Lake Luxury Rentals
Owner or Property Management Company Address:	471 East 2170 North Logan, Utah 84341
Owner or Property Management Company Phone #:	435-554-8237
Emergency Contact Name and Phone #:	435-554-8237 (must live within 15 minutes of property & be available 24/7) David Baird and Spencer Bailey
Contact Persons E-mail address:	spencer@spektoholdings.com or reservations@bearlakeluxury.rentals
Utah State Tax Number:	14439824-004 (must be registered to Garden City)

Parcel ID # 4116-000-007

The following information and documentation shall be contained in the application and provided to the Clerk:

- ☒ A. Completed Application signed by the Owner.
- ☒ B. Proof of Ownership for each unit.
- ☒ C. Site Plan drawn to scale for each unit, including the parking area with each parking space mapped out.
- ☒ D. Proof of valid insurance for each unit being licensed for short term rentals.
- ☒ E. Floor plan drawn to scale with dimensions.
- F. Zone designation and street address for each unit.
- G. If direct vehicular access from the Property to a public street is not shown on the Site Plan, the Application must include a Temporary Access Easement from the owners of each property over which vehicles must pass to access the Property. All Temporary Access Easements shall be signed and notarized by the owner or owners of the property or properties granting the Temporary Access Easements. Upon the termination of any Temporary Access Easement, it shall be the responsibility of the Owner to obtain a new Temporary Access Easement from the new property owner. Failure to obtain a replacement Temporary Access Easement shall be cause for termination of the License.

- H. Copies of currently valid Town and State Sales Tax collection and accounting numbers in the name of the Owner or the Property Management Company.
- I. The name, address, and contact information including a 24-hour contact phone number for the person at the Property Management Company managing the Property; or, if there is no Property Management Company, the name, address and contact information, including a 24-hour contact phone number, of a person living within 15 minutes of the property(s), who may be the Owner or Owner's Agent, and who can be contacted in the event of an emergency.
- J. Inspection by the Garden City Building Inspector and Garden City Fire Chief.
- K. A signed acknowledgement on the application, that the Owner, Property Management Company, and/or Owner's agent, if any, have read all of the Town's regulations pertaining to the operation of a Short Term Rental.
- L. The Owner shall sign the application certifying the accuracy of the information submitted and agreeing to comply with all regulations. If there is a Property Management Company or other agent of the Owner managing the Short Term Rental, the agent or an authorized officer of the Property Management Company, or both, shall also sign the application certifying the accuracy of the information submitted and agreeing to comply with all regulations.

Fill out one section for each location you are renting: (you may need to fill out a second application for more locations).

Owner of Property: Adam Salisbury	Owners Phone #: 801-970-1755
Address of Property: 334 N 130 W Garden City, UT 84028	Subdivision or resort where property is located: Bear Lake Meadows
Owners mailing address: 9317 S Tanya Ave West Jordan,	Please send renewal documents to Bear Lake Luxury Rentals

Owner of Property:	Owners Phone #:
Address of Property:	Subdivision or resort where property is located:
Owners mailing address:	

As the Owner/Property Management Company for the above listed properties I understand that I am responsible for:

- 1. The Owner or Property Management Company, or other agent of Owner shall:
 - a. mail or provide directly to the party signing any rental agreement or reserving the Property a copy of all Short Term Rental rules and regulations as soon as possible, but no later than 10 days after reserving the Property; and

I understand that this license does not preclude me from following the appropriate Homeowner Association CC&R's and obtaining approval from the appropriate Homeowner Association for each unit, prior to commencing any rental. I further understand that not all subdivisions within the Garden City limits allow short term rentals and my unit may be located within one such subdivision.

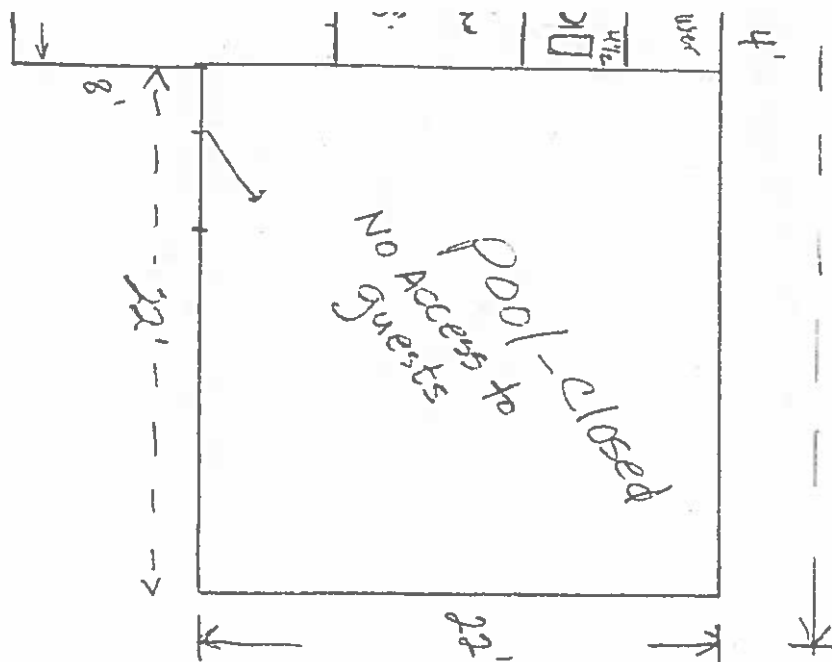
Incomplete applications will not be accepted.

DocuSigned by:  DFA2DC81AC07A8F Signature of the Owner of property	4/3/2019 Date
DocuSigned by:  1B919AB844C8458 Signature of Property Management Company	4/2/2019 Date
DocuSigned by:  228CE61A034048F Signature of Contact Person	4/8/2019 Date

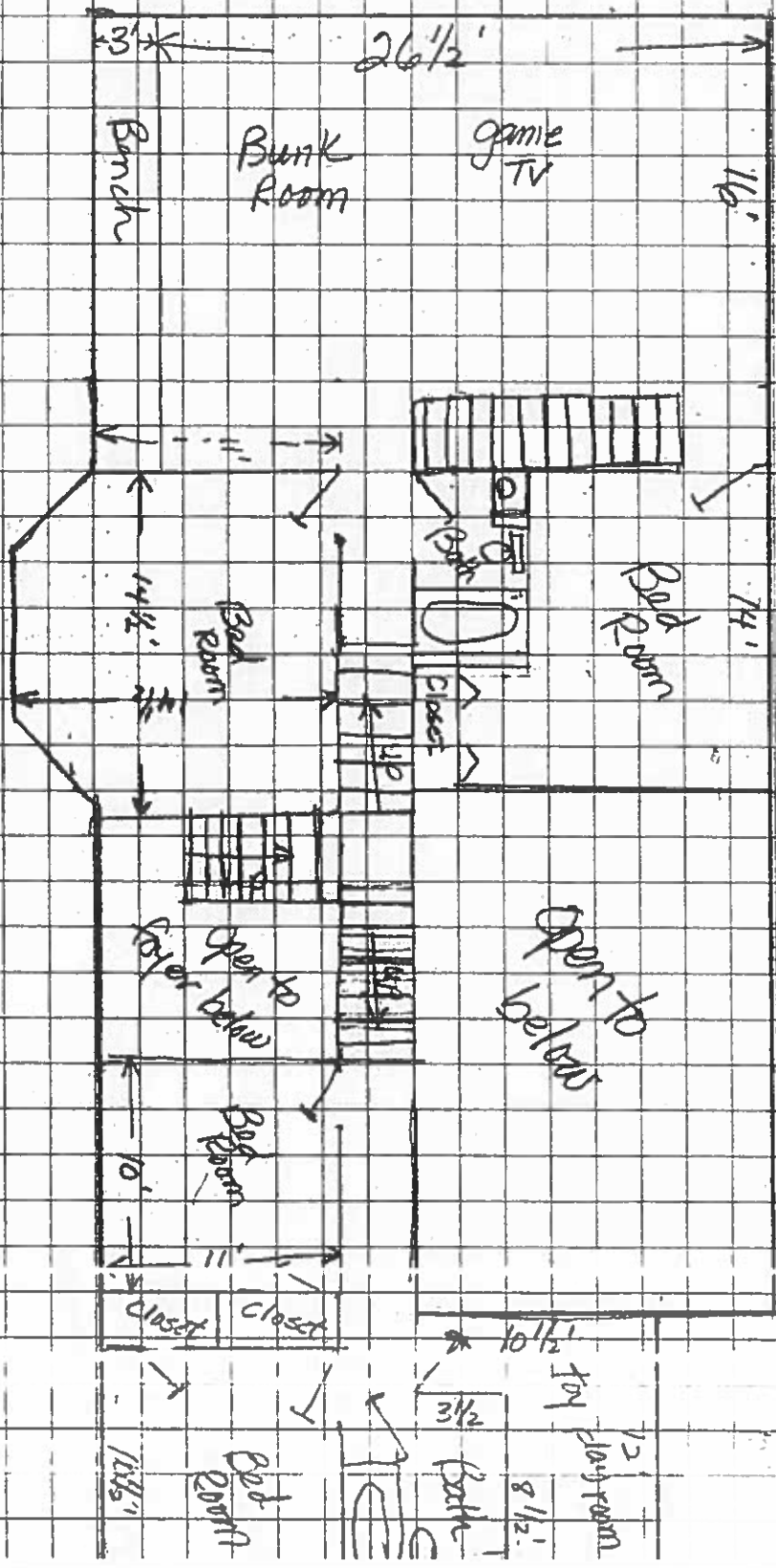
Application fee, **NON-REFUNDABLE:** \$100 plus \$130 per unit \$140.00 5-24-19

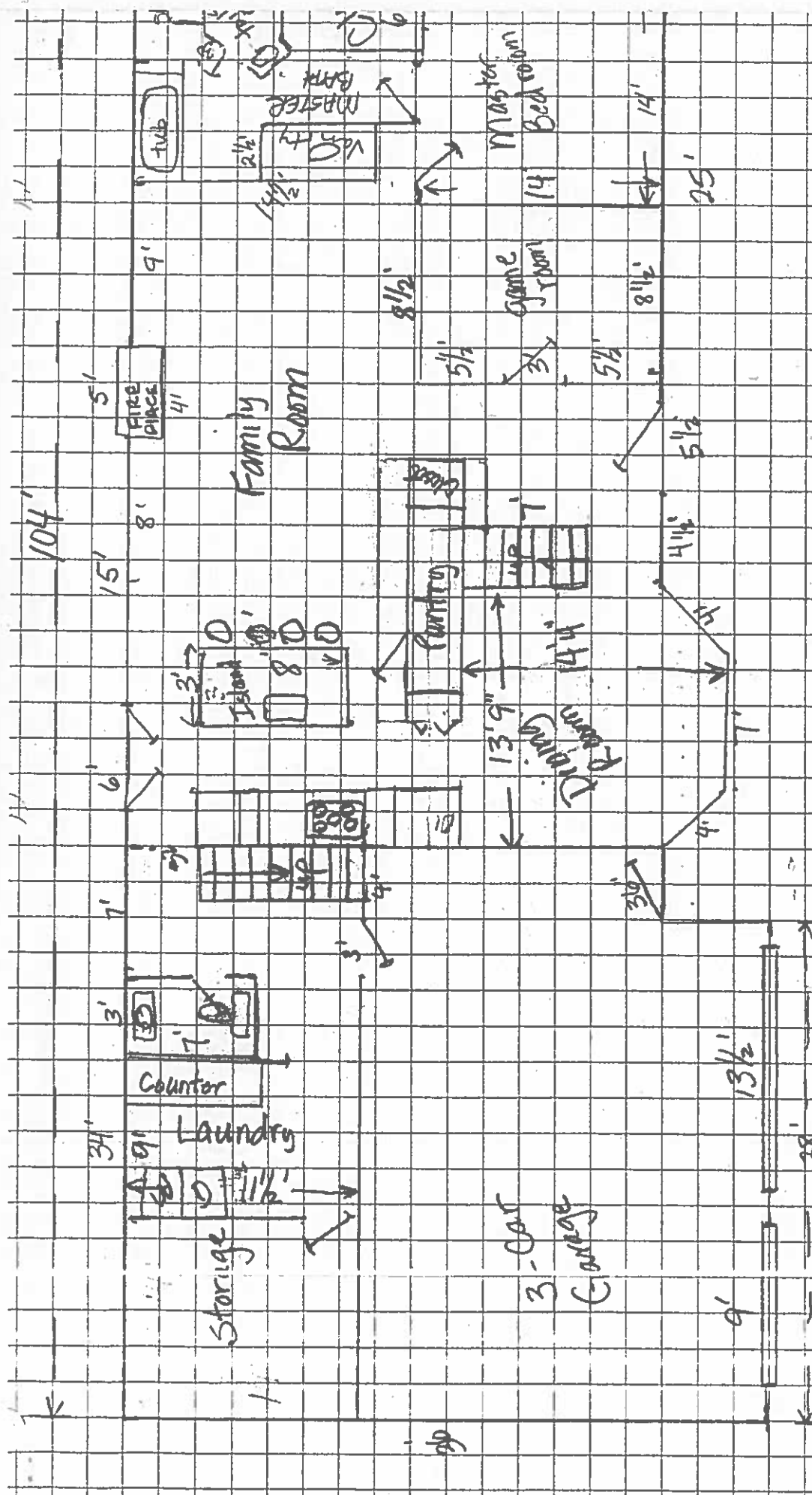
The foregoing application was _____ approved _____ disapproved at a meeting of the Garden City Town Council held on _____ day of _____, 20 ____.



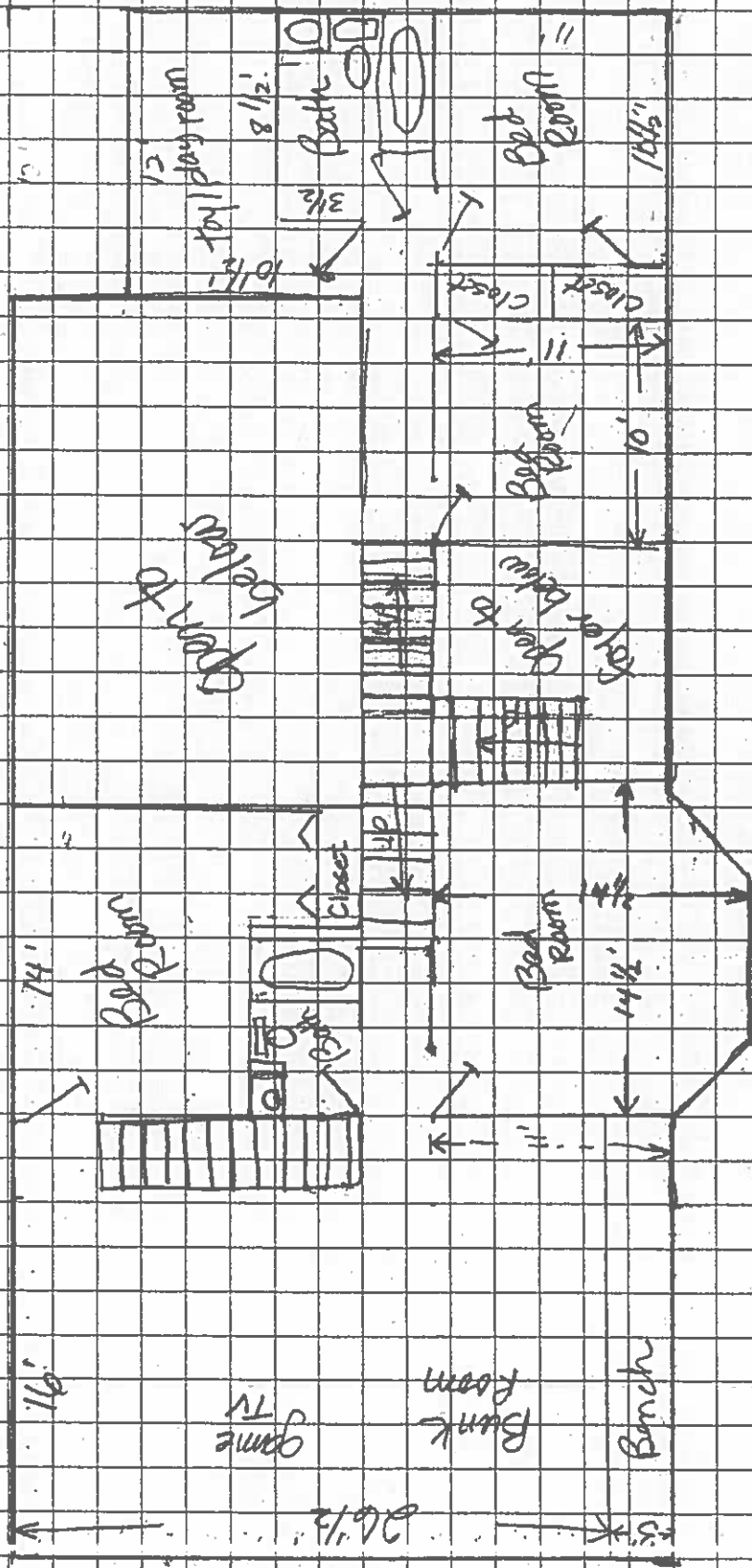


MEADOWS INN
UPPER LEVEL





MEADOWS INN
MAIN LEVEL



MEADOWS INN
UPPER LEVEL

SHORT TERM/NIGHTLY RENTAL INSPECTION CHECKLIST

Address: 334 N 130W Garden City, UT
 Date of inspection: 4/9/19
 Owner: Adam Salisbury
 Property Management: Bear Lake Luxury Rentals
 Contact Name: Spencer Bailey / David Baird
 Contact Phone #: 435-554-8237

Safety Inspections:		Time limit to correct
Handrails/Guardrails	OK	
Outdoor lights	OK	
Entry lights	OK	
Water shut off	Need label	4-19-19
Breaker box labeled	OK	
Gas shut off	Need label	4-23-19
Hot water heater	Need label OK	
Furnace	OK	
Water working	OK	
Kitchen sink	OK	
Fire Extinguishers	Need	4-19-19
Electrical outlet plates	OK	
Check address on unit	OK	
Other:		

SHORT TERM/NIGHTLY RENTAL INSPECTION CHECKLIST (page 2)

Address: 334 N. 130th

Date of inspection: 4-9-19

Owner: Adm Sales Corp

Property Management: Livingston

Rental's

VP

VP

VP

VP

VP

VP

VP

VP

VP

VP

VP

VP

VP

VP

VP

VP

VP

VP

VP

VP

VP

VP

Sleeping Room	#1	#2	#3	#4	#5	#6	#7	#8	#9	#10
Sq Ft.	25x17	17x17	10x14	13x12	12x14	12x14	19x33	16x10		
Exit Required Window(s)										
Smoke Detector										
Total Sq. Ft.	425	289	146	156	194	192	627	160	~~2133~~	2133

Total Occupancy allowed at this address: 40, shall not include children under the age of three (3).

Minimum parking required at this address: 10 Total number of parking spots on Property 10. All vehicles include trailer's, boats, motor homes, etc., shall park on property. Each trailer is considered a vehicle.

Signatures:

Date:

Inspector:

Owner/Property Manager:

GARDEN CITY FIRE DISTRICT

P.O. BOX 248 145 WEST LOGAN ROAD

GARDEN CITY, UTAH 84028

PHONE/FAX (435) 946-3557

FIRE SAFETY INSPECTION REPORT

Business Name: BDR LAKE Luxury Rentals Inspection Date: 6-1-19

Business Address: 334 N. 180 W. Suite: _____ Business Phone: _____

No.	Violations	No.	Locations/Remarks	Cleared
ACCESS-				
1	☒ Maintain fire lane free of obstructions			/ /
2	☐ Provide address numbering which is visible from street			/ /
3	☐ Provide supra box for fire dept. access			
EXITING				
4	☒ Remove obstructions at exits, doors, aisles, corridors, stairways, etc.			/ /
5	☐ Exit door to open without a key or any special knowledge or effort			
6	☐ Provide sign over main exit door(s)			/ /
7	☐ Repair non-operable exit door hardware			/ /
8	☐ Remove obstructions from door required to be closed			
9	☐ Remove locks & latches from doors with panic hardware			/ /
10	☐ Remove storage from attic, under-floor and concealed spaces			
11	☐ Provide/maintain exit sign/emergency lighting			/ /
FIRE EXTINGUISHERS				
12	☒ Fire extinguisher serviced and tagged			/ /
13	☐ Remove/inspect fire extinguisher as indicated			
14	☐ Provide clear access to fire extinguisher			/ /
15	☐ Post sign indicating fire extinguisher location			
16	☐ Provide clear foot clearance for access/use of fire appliances/equipment			/ /
FIRE DETECTION SYSTEMS				
17	☐ Keep all system control valves in the open position	PASS		
18	☐ Keep heads clean, undamaged, corroded or painted sprinkler heads/			
19	☐ Keep department connection (FDC) caps			
20	☐ Provide annual certification for sprinkler/standpipe system			
21	☐ Provide sprinkler coverage in unprotected areas			
22	☐ Provide spare annular heads and/or compatible wrench	1 st	/ /	
23	☐ Remove dirt and extinguishing system to be serviced and tagged	2 nd	/ /	
24	☐ Remove grease from hood, duct, and filters (keep clean)	3 rd	/ /	
FIRE ALARM SYSTEMS				
25	☒ Maintain, repair, inspect, and/or test fire alarm system	Refer to FPB	/ /	
FIRE SEPARATIONS				
26	☐ Repair holes in required fire resistive construction	Hearing	/ /	
27	☐ Provide/repair self or automatic closing fire rated assemblies			
ELECTRICAL				
28	☒ Discourage use of extension cords	District attorney	/ /	
29	☐ Install permanent wiring for fixed or stationary appliance	Final clearance	/ /	
30	☐ Provide cover plates for all junction boxes			
31	☐ Remove exposed wiring or protect in approved conduit			
32	☐ Provide a clear work space at all electrical panels (30" in width, 36" in depth and 78" in height) Remove exposed wiring or protect in approved conduit			
33	☐ Labeling electrical rooms and breaker			
FLAMMABLE LIQUIDS - COMPRESSED GASES				
34	☒ Provide flammable liquid storage cabinet or reduce storage	You are hereby notified to correct all violations immediately or show cause why you should not be required to re-inspection will be conducted after _____ days from the date of this notice. Willful failure to comply with this notice is a misdemeanor. Violations which are not corrected immediately and or remain after the re-inspection may be processed as a criminal offense. Thank you for your assistance and cooperation in minimizing the fire and life loss in your community.		
35	☐ Remove all fueled vehicles or equipment from buildings			
36	☐ Secure compressed gas cylinders			
STORAGE - HOUSEKEEPING				
37	☒ Arrange storage in an orderly manner to provide access/egress	BY ORDER OF THE FIRE CHIEF SIGNATURE OF RECIPIENT: _____ ____ Owner ____ manager ____ employee ____ other		
38	☐ Remove combustible storage from boiler, mechanical, or electrical rooms			
39	☐ Provide storage in 24" below ceiling or 18" from sprinkler heads			
40	☐ Provide approved metal containers from oily rag storage	Inspecting Officer: <u>W. J. [Signature]</u>		
41	☐ Remove waste & rubbish material from the premises daily			
42	☐ Keep dumpster 5' away from buildings			
43	☐ Clearance from ignition sources			
MISCELLANEOUS				
44	☐ Other violations and comments			
NO VIOLATIONS NOTED THIS DATE - THANK YOU FOR BEING SAFE				



#240

GARDEN CITY
SHORT TERM RENTAL APPLICATION

Owner or Property Management Company Name: <i>DeWayne & Hasee Gifford / Bear Lake Rustic Retreat LLC.</i>
Owner or Property Management Company Address: <i>P.O. Box 139 Garden City - 350N. 130W Garden City</i>
Owner or Property Management Company Phone #: <i>(801) 721-9404 or (435) 363-6911</i>
Emergency Contact Name and Phone #: (must live within 15 minutes of property & be available 24/7) <i>Hasee Gifford (801) 721-9404</i>
Contact Persons E-mail address: <i>dhakadtb@gmail.com</i>
Utah State Tax Number: (must be registered to Garden City) <i>pending # 14864647-003-STC</i>

Owner of Property: <i>DeWayne & Hasee Gifford</i>	Address of STR Property: <i>194 W. Snow Meadows circle</i>
Owners Phone #: <i>(435) 363-6911 or (801) 721-9404</i>	Parcel ID Number: <i>010-0019</i> <i>41-28-010019-</i>
Owners mailing address: <i>P.O. Box 139 Garden City UT 84028</i>	Subdivision or resort where property is located: <i>Snow Meadows</i>
Owners e-mail address: <i>dhakadtb@gmail.com</i>	

I understand that this license does not preclude me from following the appropriate Homeowner Association CC&R's and obtaining approval from the appropriate Homeowner Association for each unit, prior to commencing any rental. I further understand that not all subdivisions within the Garden City limits allow short term rentals and my unit may be located within one such subdivision.

Incomplete applications will not be accepted.

DeWayne [Signature]
Signature of the Owner of property

5-22-2019
Date

DeWayne [Signature]
Signature of Property Management Company

5-22-2019
Date

Haseleyn Gifford
Signature of Contact Person

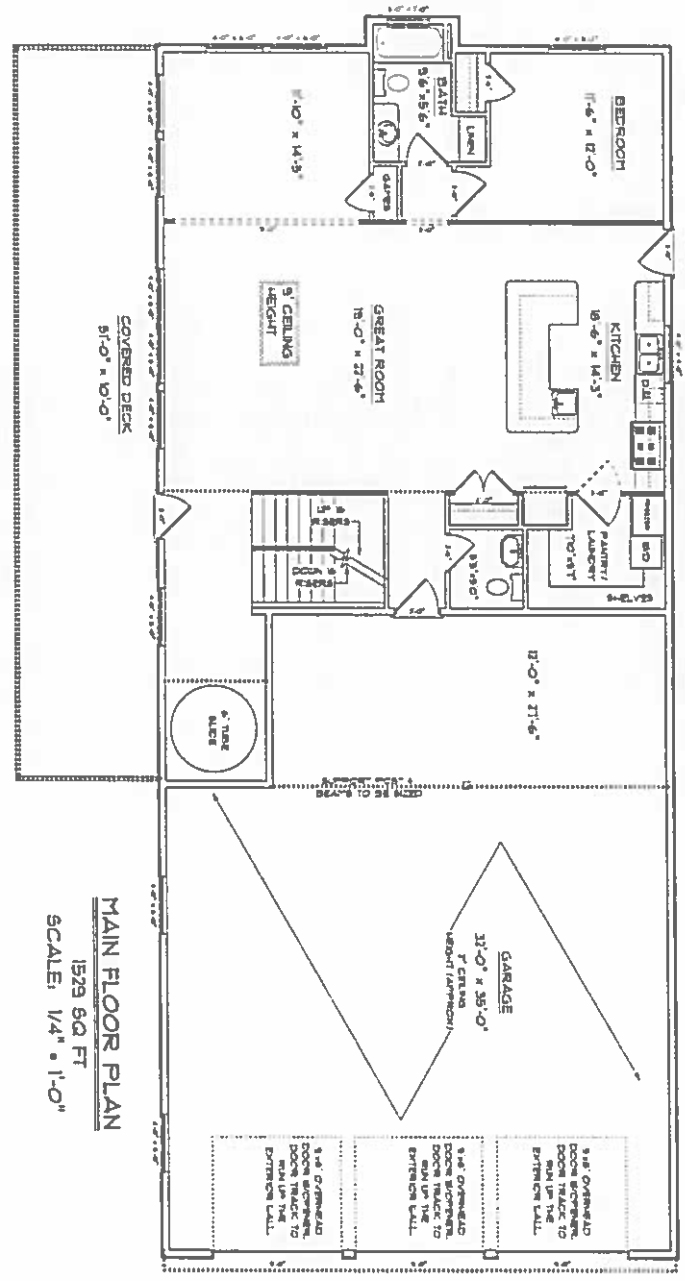
5-22-2019
Date

Application fee, **NON-REFUNDABLE**: \$100 plus \$140 per unit

pd 240⁰⁰

The foregoing application was _____ approved _____ disapproved at a meeting of the Garden City Town Council held on _____ day of _____, 20 ____.

JAF DRAFTING
 Joan A Findlay
 (435) 773-3645

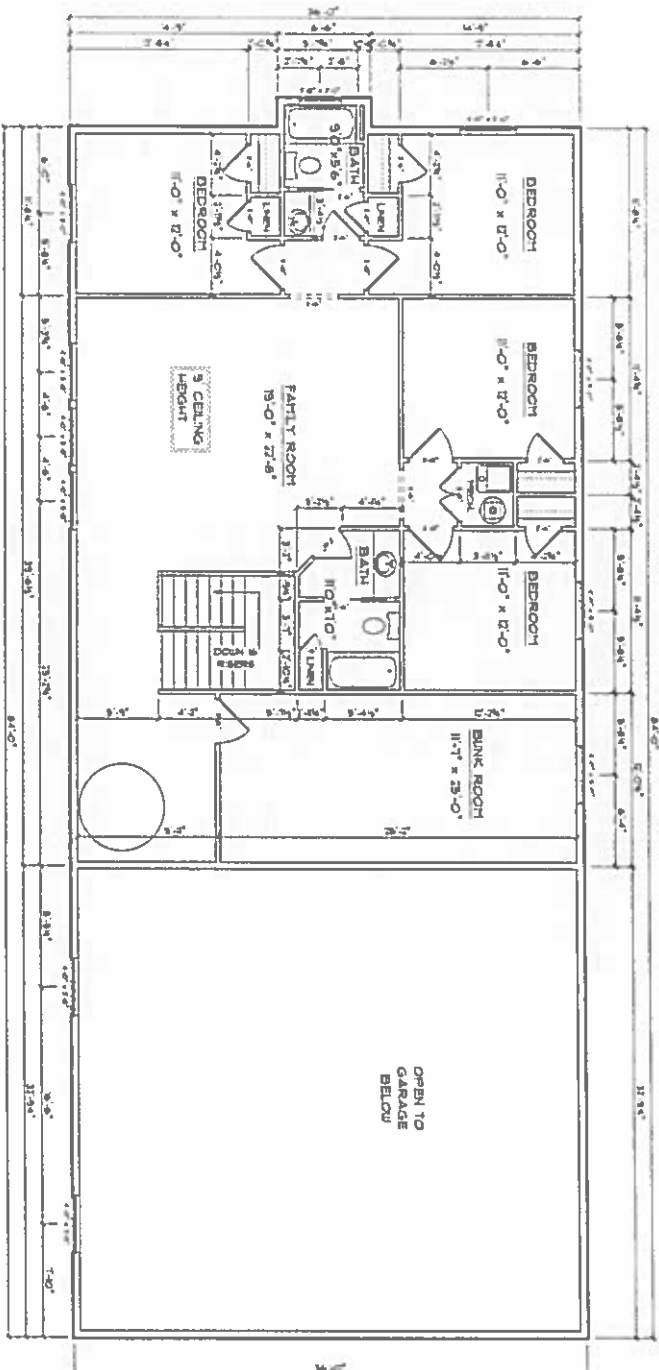


MAIN FLOOR PLAN
 1529 SQ FT
 SCALE: 1/4" = 1'-0"

DEWAYNE & HASEE GIFFORD
 GARDEN CITY, UTAH 84028
 (435) 363-6911

DATE: 8/7/2011	DRAWN BY: JAF
329 - MAIN	1529 - SECOND
1/36 - BSM1	
SCALE: 1/4" = 1'-0"	
DRAWING: 2	
FIG. 12	

JAF DRAFTING
Joan A Findley
(435) 732-3645



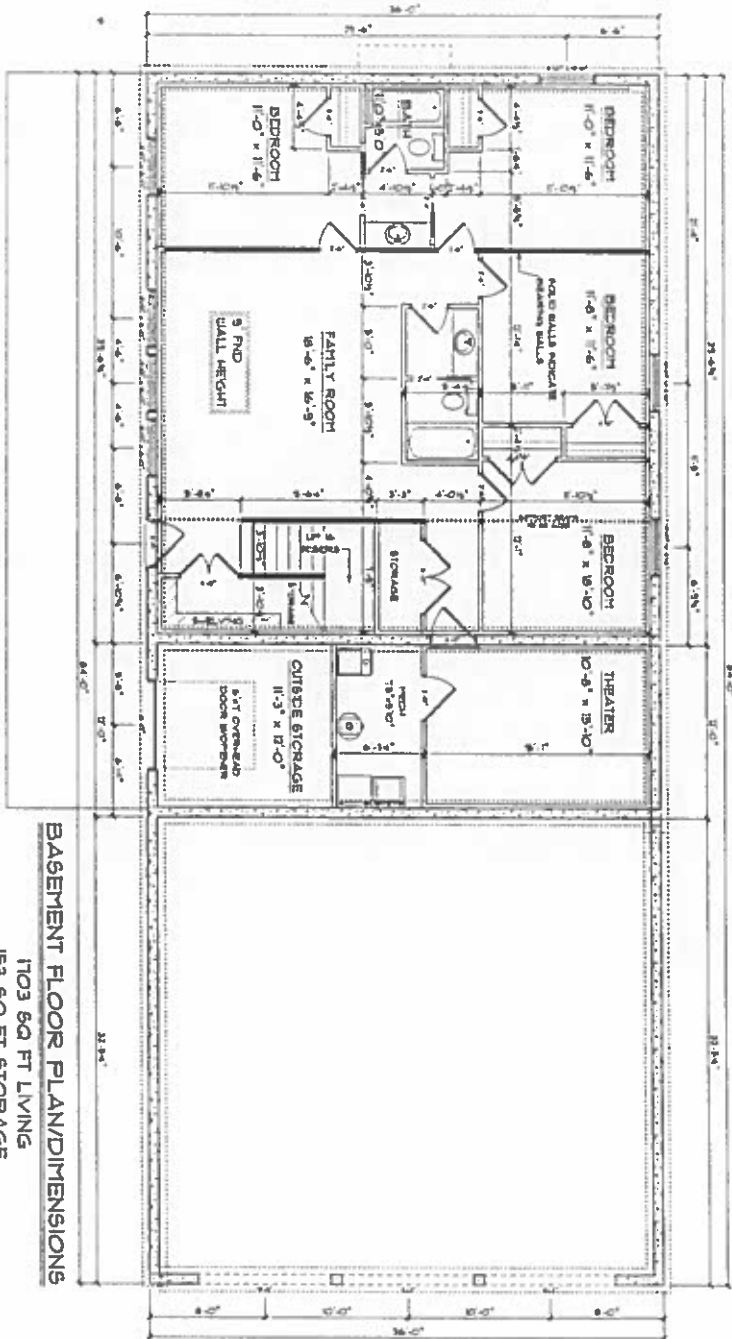
SECOND FLOOR PLAN/DIMENSIONS
1866 SQ FT
SCALE: 1/4" = 1'-0"

DEWAYNE & HASEE GIFFORD
GARDEN CITY, UTAH 84028
(435) 363-6911

DATE: 8/1/70	1
DRAWN BY: JAF	
528 - MAIN	
864 FT. 10.56 - SECOND	
1156 - BMT	
SCALE: 1/4" = 1'-0"	
DRAWING: 3	
12	

JAF DRAFTING
 JOHN A Findlay
 (435) 712-3645

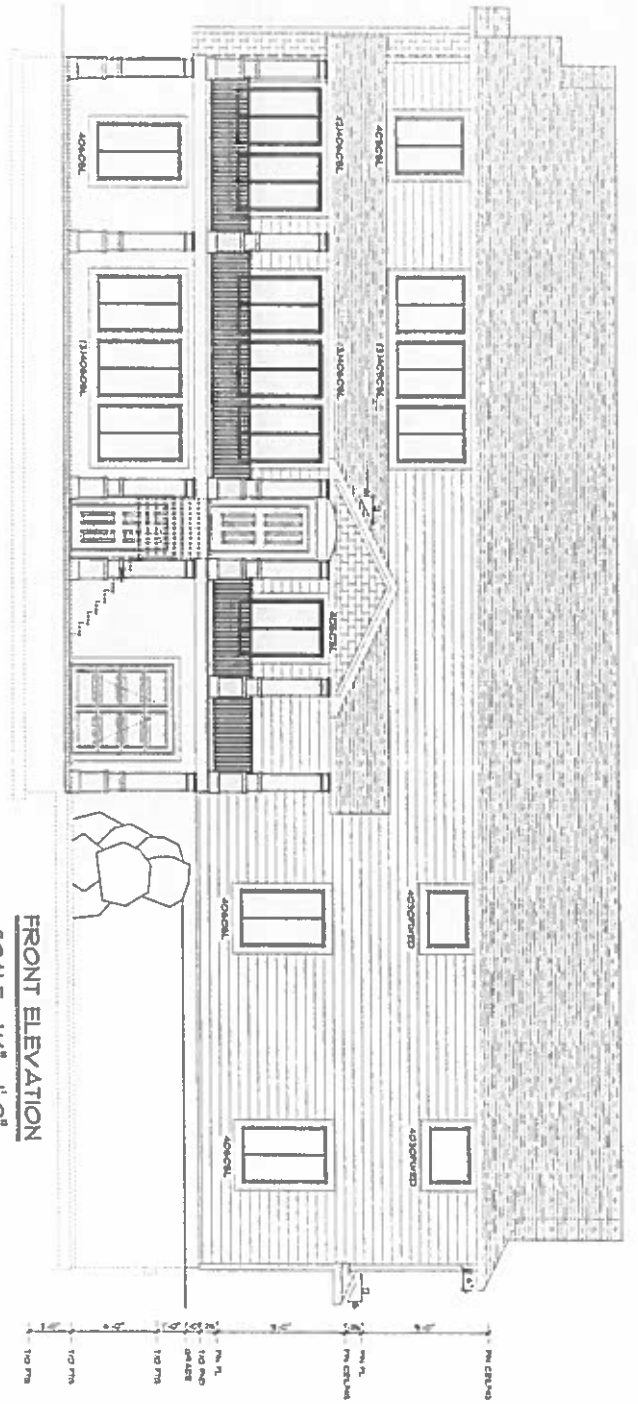
DEWAYNE & HASEE GIFFORD
 GARDEN CITY, UTAH 84028
 (435) 363-6911



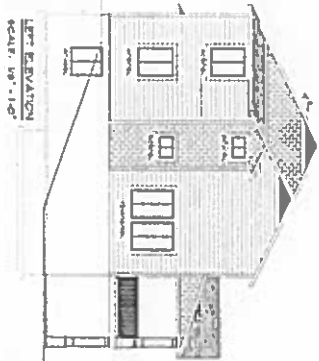
BASEMENT FLOOR PLAN/DIMENSIONS
 1103 SQ. FT. LIVING
 153 SQ. FT. STORAGE
 SCALE: 1/4" = 1'-0"

DATE: 8/22/2017	379 - MAIN
DRAWN BY: JAF	30 FT. 11/06 - SECOND
	11/26 - BENT
SCALE: 1/4" = 1'-0"	
DRAWING: 1	
NO. 10	

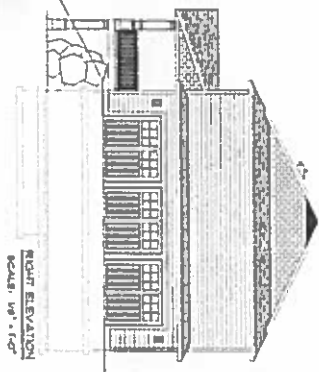
JAF DRAFTING
 Joan A Findlay
 (435) 773-3645



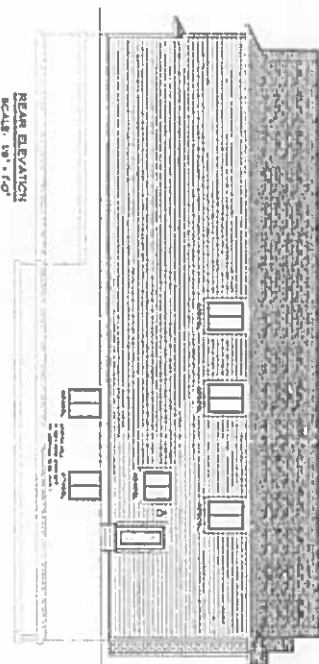
FRONT ELEVATION
 SCALE: 1/4" = 1'-0"



LEFT ELEVATION
 SCALE: 1/4" = 1'-0"



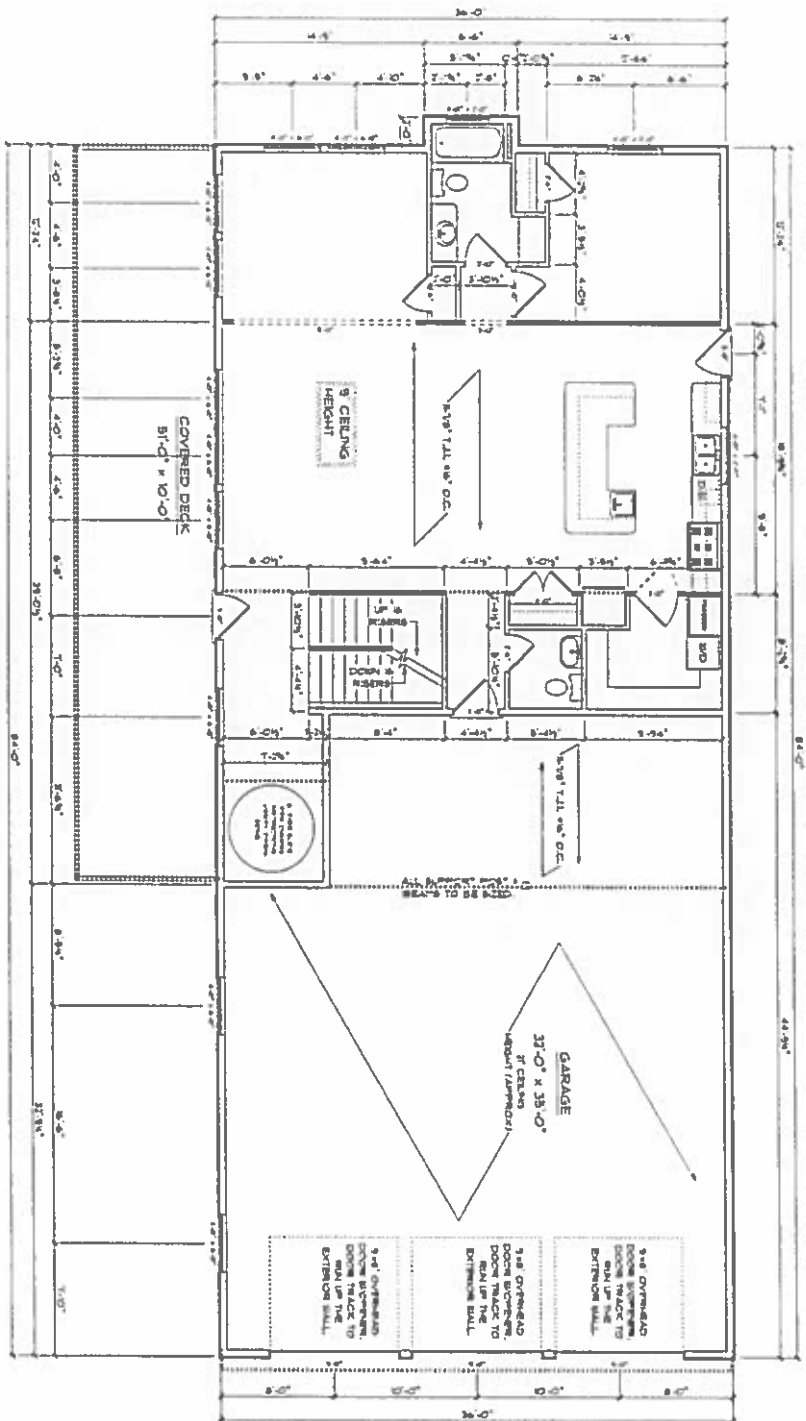
RIGHT ELEVATION
 SCALE: 1/4" = 1'-0"



REAR ELEVATION
 SCALE: 1/4" = 1'-0"

DEWAYNE & HASEE GIFFORD
 GARDEN CITY, UTAH 84028
 (435) 363-6911

DATE: 8/1/2011
DRAWN BY: JAF
325 - MAIN
60 FT. WIDE - SECOND
1256 - BENT
SCALE: 1/4" = 1'-0"
DRAWING: 3
2



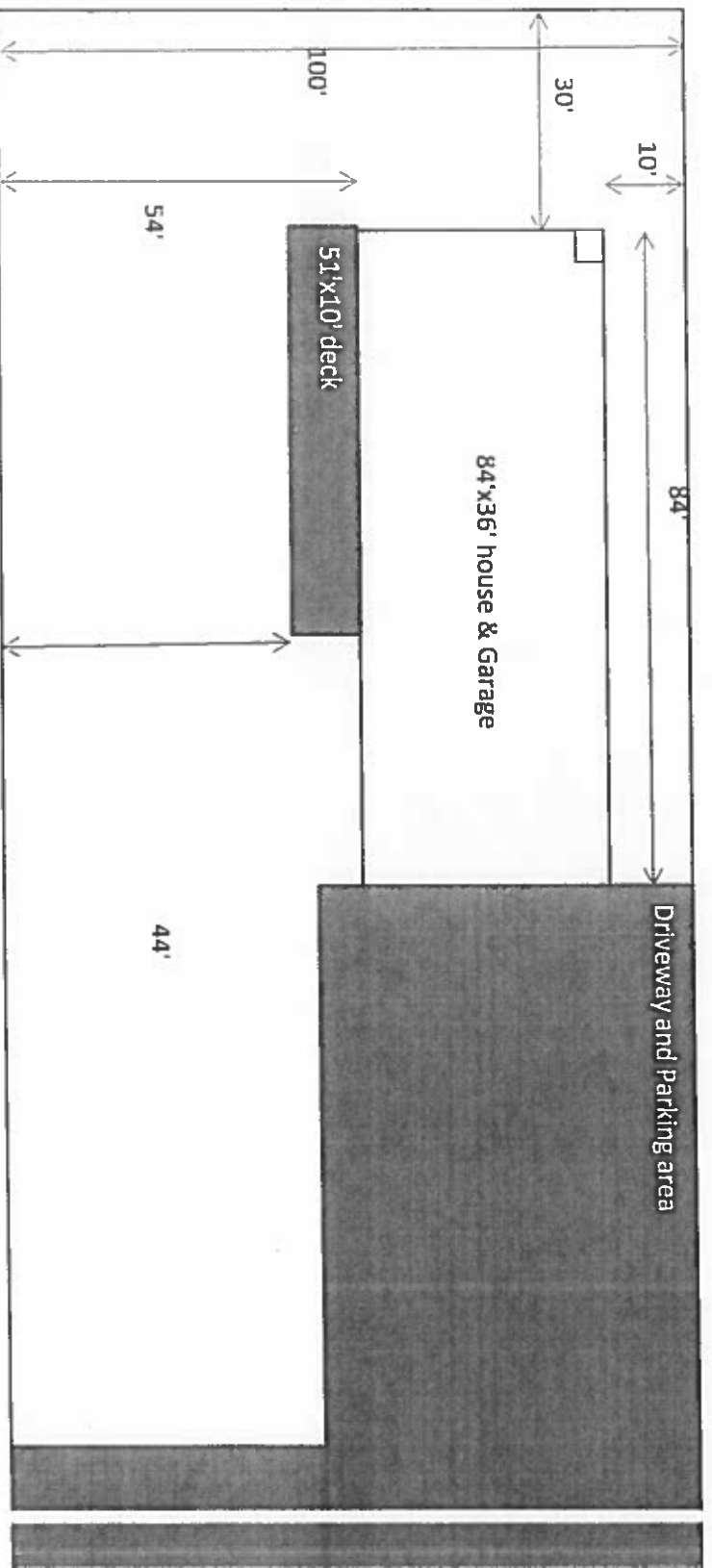
MAIN FLOOR DIMENSIONS
SCALE: 1/4" = 1'-0"

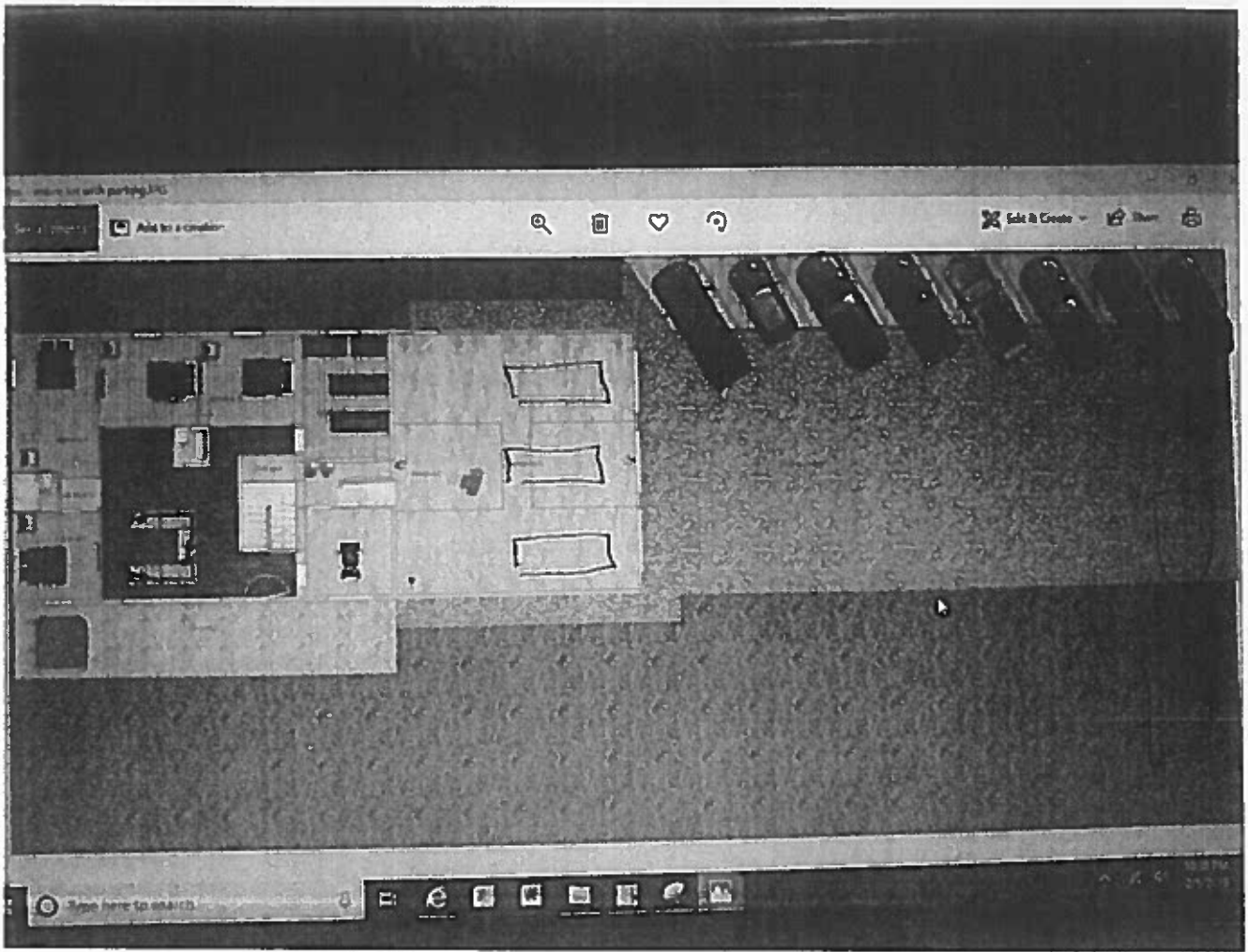
JAF DRAFTING
Joan A Findlay
(435) 363-6911

DEWAYNE & HASEE GIFFORD
GARDEN CITY, UTAH 84028
(435) 363-6911

DATE: 6/27/2011
DRAWN BY: JAF
34 FT. 1066 - MAIN
1056 - SECOND
SCALE: 1/4" = 1'-0"
DRAWING: 1
CUT 10

Gifford Home or Bear Lake Rustic Retreat LLC Home at 194 West Snow Meadows Circle





SHORT TERM/NIGHTLY RENTAL INSPECTION CHECKLIST

Address: 194 Snowmass

Date of inspection: June 26 2019

Owner: Dwight Gifford

Property Management:

Contact Name:

Contact Phone #:

Safety Inspections:		Time limit to correct
Handrails/Guardrails	Need Finished	
Outdoor lights	Need Complete	
Entry lights	OK. Labeled	
Water shut off	Need	
Breaker box labeled	OK	
Gas shut off	Need Labeled	
Hot water heater	OK	
Furnace	OK	
Water working	OK	
Kitchen sink	OK	
Fire Extinguishers	OK	
Electrical outlet plates	Need Complete	
Check address on unit	OK	
Other:		

GARDEN CITY FIRE DISTRICT

P.O. BOX 248 145 WEST LOGAN ROAD

GARDEN CITY, UTAH 84028

PHONE/FAX (435) 946-3557

FIRE SAFETY INSPECTION REPORT

Business Name: DENAYNE GIFFORD Inspection Date: 6-26-19

Business Address: 194 W. SNOW MOUNTAINS CIR Suite: _____ Business Phone: _____

No.	Violations	No.	Locations/Remarks	Cleared
ACCESS-				
1	☒ Maintain fire lane free of obstructions			/ /
2	☐ Provide address numbering which is visible from street			/ /
3	☐ Provide supra box for fire dept. access			
EXITING				
4	☒ Remove obstructions at exits, doors, aisles, corridors, stairways, etc.			/ /
5	☐ Exit door to open without a key or any special knowledge or effort			
6	☐ Provide sign over main exit door(s)			/ /
7	☐ Repair non-operable exit door hardware			/ /
8	☐ Removed obstructions from door required to be closed			
9	☐ Remove locks & latches from doors with panic hardware			/ /
10	☐ Remove storage from attic, under-floor and concealed spaces			
11	☐ Provide/maintain exit sign/emergency lighting			/ /
FIRE EXTINGUISHERS				
12	☒ Have fire extinguisher serviced and tagged			/ /
13	☐ Provide/mount fire extinguisher as indicated			
14	☐ Provide clear access to fire extinguisher			/ /
15	☐ Post a sign indicating fire extinguisher location			
16	☐ Maintain 3 foot clearance for access/use of fire appliances/equipment			/ /
FIRE PROTECTION SYSTEMS				
17	☐ Secure all system control valves in the open position	PASSED		
18	☐ Replace damaged, corroded or painted sprinkler heads/ Fire department connection (FDC) caps			
19	☐ Provide annual certification for sprinkler/standpipe system			
20	☐ Provide sprinkler coverage in unprotected areas			
21	☐ Provide spare sprinkler heads and/or compatible wrench	1 st	/ /	
22	☐ Hood and duct extinguishing system to be serviced and tagged	2 nd	/ /	
23	☐ Remove grease from hood, duct, and filters (keep clean)			
FIRE ALARM SYSTEMS				
24	☒ Maintain, repair, inspect, and/or test fire alarm system	Refer to FPB	/ /	
FIRE SEPARATIONS				
25	☒ Repair holes in required fire resistive construction	3 rd	/ /	
26	☒ Provide/repair self or automatic closing fire rated assemblies	Hearing	/ /	
ELECTRICAL				
27	☒ Discontinue use of extension cords	District attorney	/ /	
28	☐ Install permanent wiring for fixed or stationary appliance	Final clearance	/ /	
29	☐ Provide cover plates for all junction boxes			
30	☐ Remove exposed wiring or protect in approved conduit			
31	☐ Provide a clear work space at all electrical panels (30" in width, 36" in depth and 78" in height) Remove exposed wiring or protect in approved conduit			
32	☒ Labeling electrical rooms and breaker			
FLAMMABLE LIQUIDS - COMPRESSED GASES				
33	☒ Provide flammable liquid storage cabinet or reduce storage	You are hereby notified to correct all violations immediately or show cause why you should not be required to re-inspection will be conducted after _____ days from the date of this notice. Willful failure to comply with this notice is a misdemeanor. Violations which are not corrected immediately and or remain after the re-inspection may be processed as a criminal offense. Thank you for your assistance and cooperation in maintaining the life and life loss in your community. BY ORDER OF THE FIRE CHIEF		
34	☒ Remove all fueled vehicles or equipment from buildings			
35	☒ Secure compressed gas cylinders			
STORAGE - HOUSEKEEPING				
36	☒ Arrange storage in an orderly manner to provide access/egress			
37	☐ Remove combustible storage from boiler, mechanical, or electrical rooms			
38	☐ Reduce storage to 24" below ceiling or 18" from sprinkler heads			
39	☐ Provide approved metal container from oily rag storage			
40	☐ Remove waste & rubbish material from the premises daily			
41	☐ Keep dumpster 5' away from building			
42	☒ Clearance from building			
MISCELLANEOUS				
43	☐ Other violations and comments	Owner _____ manager _____ employee _____ other _____		
Inspecting Officer: <u>R. J.</u> FPB _____				
COMPANY _____ Shift _____ Page _____ of _____				

DISTRIBUTION: WHITE TO FPR YELLOW TO OWNER/OCCUPANT PINK TO OWNER WITH FINAL CLEARANCE



GARDEN CITY
SHORT TERM RENTAL APPLICATION

Owner or Property Management Company Name: <i>Kim Watkins / 220 N. LLC</i>
Owner or Property Management Company Address: <i>6821 W 9200 N Lehi UT 84043</i>
Owner or Property Management Company Phone #: <i>801-666-9063</i>
Emergency Contact Name and Phone #: (must live within 15 minutes of property & be available 24/7) <i>Tonya Peterson 435-757-8008</i>
Contact Persons E-mail address: <i>tonyabearlake@gmail.com</i>
Utah State Tax Number: (must be registered to Garden City) <i>pending #14857945-003-STC</i>

Owner of Property: <i>Kim & Dan Watkins</i>	Address of STR Property: <i>546 S. Foothill Rd. Garden City UT 8402</i>
Owners Phone #: <i>801-666-9063</i>	Parcel ID Number: <i>Lot 12 / 41-30-090-0012</i>
Owners mailing address: <i>6821 W 9200 N Lehi UT 84043</i>	Subdivision or resort where property is located: <i>Eagle Feather @ Shundahai subdivision</i>
Owners e-mail address: <i>KimAWatkins1@gmail.com</i>	

fire extinguisher

I understand that this license does not preclude me from following the appropriate Homeowner Association CC&R's and obtaining approval from the appropriate Homeowner Association for each unit, prior to commencing any rental. I further understand that not all subdivisions within the Garden City limits allow short term rentals and my unit may be located within one such subdivision.

Incomplete applications will not be accepted.

Kimberly Watkins
Signature of the Owner of property

5/28/2019
Date

Kimberly Watkins
Signature of Property Management Company

5/28/2019
Date

Kimberly Watkins
Signature of Contact Person

5/28/2019
Date

Tanya Anderson
Application fee, NON-REFUNDABLE: \$100 plus \$140 per unit

pd \$240.00
6-7-19

The foregoing application was _____ approved _____ disapproved at a meeting of the Garden City Town Council held on _____ day of _____, 20 ____.

THESE DESIGNS AND DRAWINGS ARE
CONFIDENTIAL AND THE PROPERTY OF LAKEVIEW
CONSTRUCTION, INC. AND ARE NOT TO BE
REPRODUCED OR COPIED WITHOUT THE
EXPRESS PERMISSION OF LAKEVIEW
CONSTRUCTION, INC. THEY ARE NOT TO BE
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CONSTRUCTION, INC.

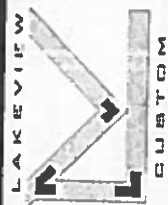
© LAKEVIEW CABIN

DISCLAIMER:
ACTUAL SITE CONDITIONS
VARY FROM WHAT PLANS
PLANS SUBJECT TO CHANGE

ADDRESS:

LAKEVIEW LOT
546 SOUTH EAVTAY
GARDEN CITY, UT

JORDAN'S HOUSE



470 NORTH 2450 WEST
TREMONTON UT 84337

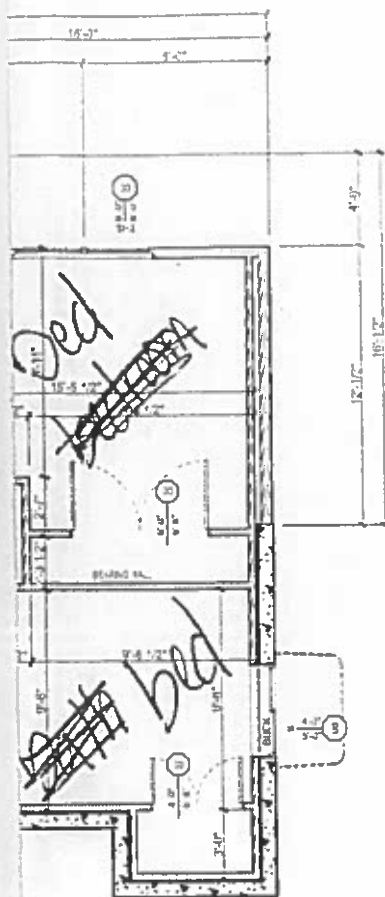
5/15/2017

REVISION: R-1P

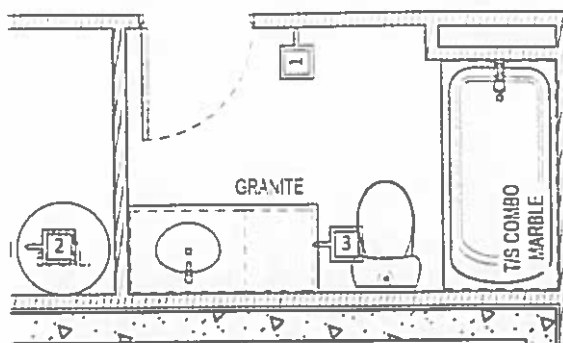
SITE PLAN

A03

GARAGE 708 31



BLOCKING CENTERED @ 42" HIGH BLOCKING TO BE 48" WIDE	
BLOCKING CENTERED @ 24" HIGH OFF THE TOP OF THE COUNTERTOP	
BLOCKING TO BE 32" HIGH AND HELD BACK 2" FROM FRONT OF VANITY	
BLOCKING TO BE 60" HIGH FOR TOWEL HOOKS	



(3) UPPER CEILINGS		8'-0"
(2) MAIN CEILINGS	TREY VAULT	8'-0"
(1) BASEMENT CEILINGS		8'-9 1/2"

ALL EXTERIOR DIMENSIONS ARE TO THE OUTSIDE OF STUD WALL. NOT THE OUTSIDE OF THE SHEATHING.

ASSUMED TO OPEN 50% UNLESS NOTED OTHERWISE
INDICATED

SH = SINGLE HUNG S = SLIDER
C = CASEMENT F = FIXED
SH7 = SINGLE HUNG (77)

CLAKE, J. E. / CARP, S. H. /

ACTUAL SITE CONDITIONS MAY
VARY FROM WHAT PLANS SHOW.
PLANS SUBJECT TO CHANGE ON SITE

LAKEVIEW LOT 12
546 SOUTH EATAW ROAD
GARDEN CITY, UT 84028

LAKVIEW

CUSTOM

**470 NORTH 2450 WEST
TREMONTON UT, 84337**

**CONTACT: NATHAN PARRY
(435) 757-3461**

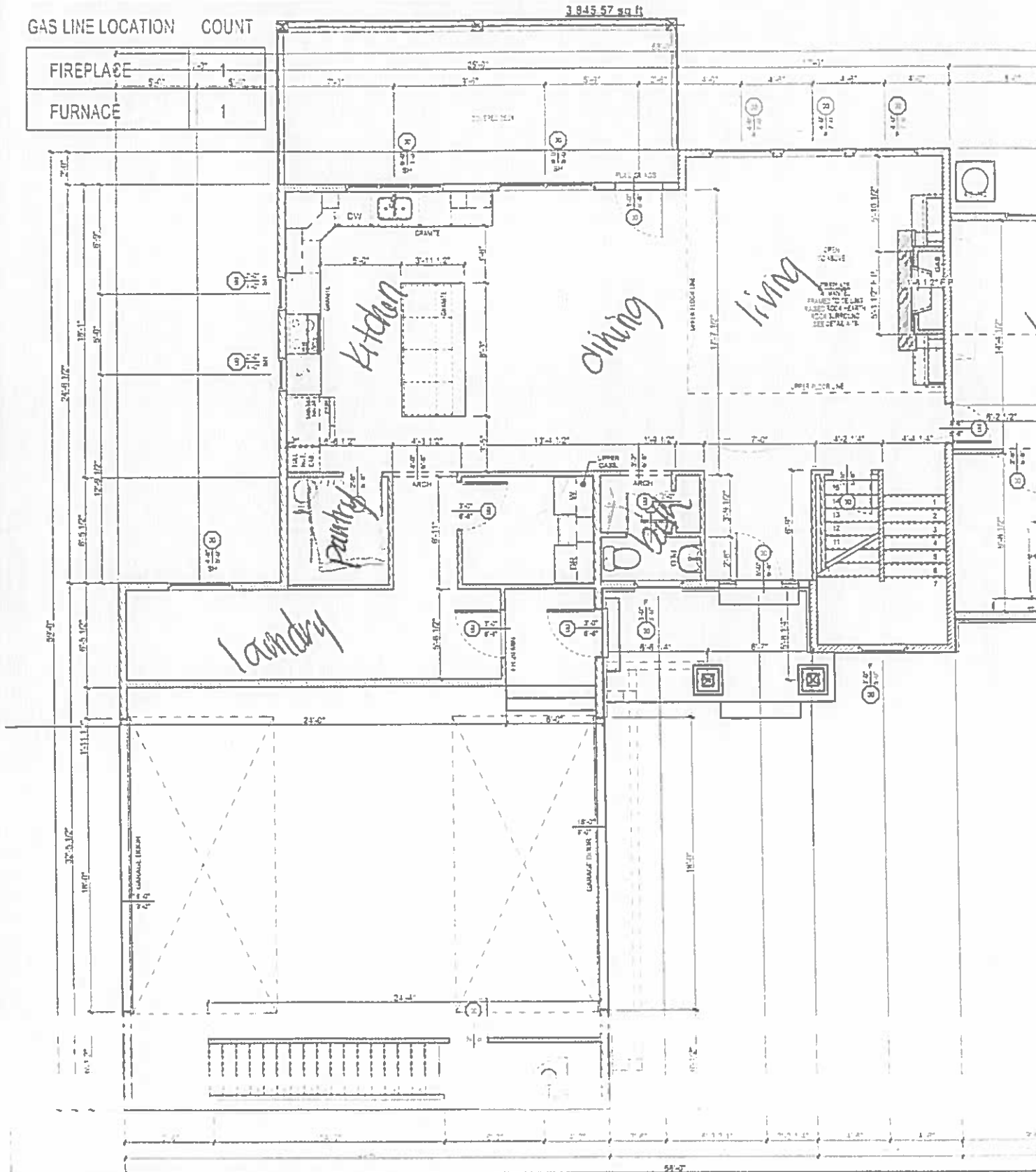
BASEMENT PLAN

A07

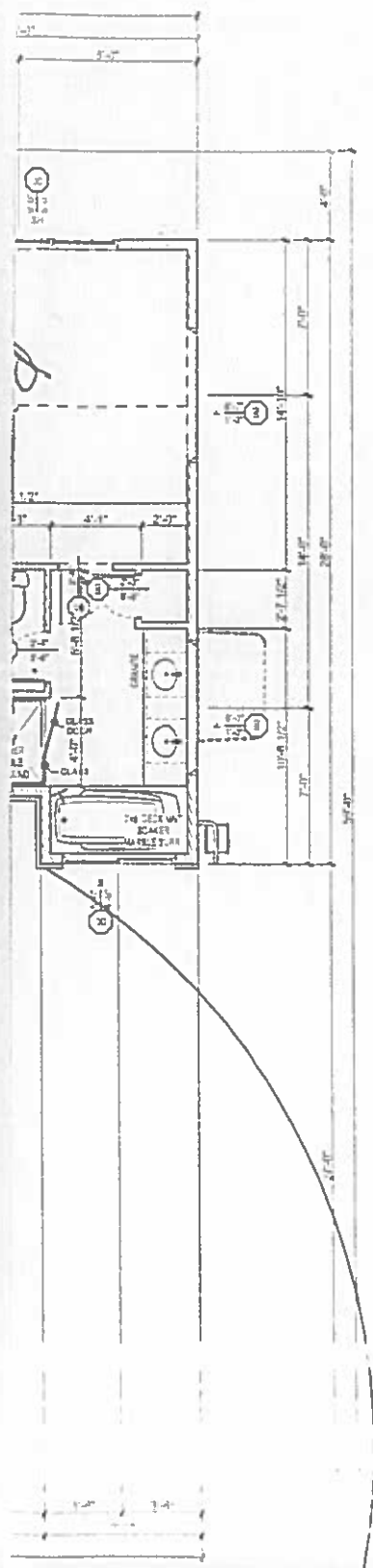
SQUARE FOOTAGES

UNFINISHED SQUARE FOOTAGE		FINISHED SQUARE FOOTAGE		TOTAL SQUARE FOOTAGE	
(1) BASEMENT UNFINIS	260.53	(1) BASEMENT FINISHED	1,235.05	1 - UNFINISHED	1,112.32
(3) UPPER UNFINISHED	651.73	(2) MAIN FINISHED	1,734.43	2 - FINISHED	3,245.57
	<u>1,112.32 sq ft</u>	(3) UPPER FINISHED	736.09		<u>1,957.82 sq ft</u>

GAS LINE LOCATION	COUNT
FIREPLACE	1
FURNACE	1



GARAGE 70881

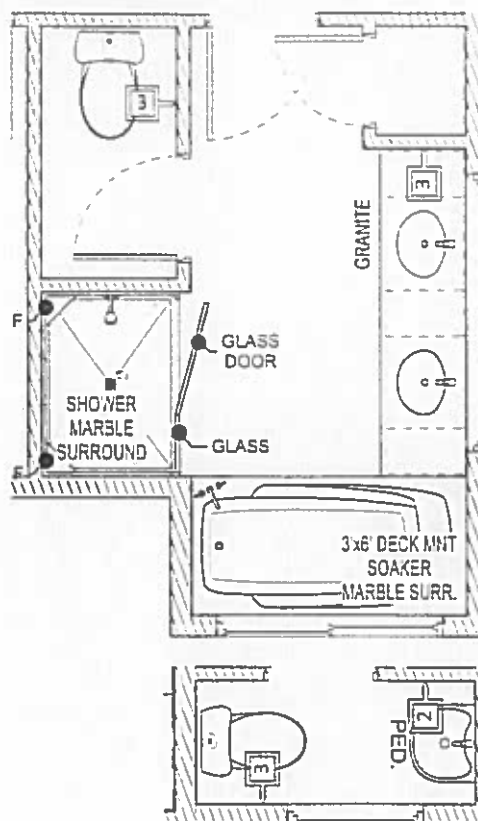


1

2

3

4



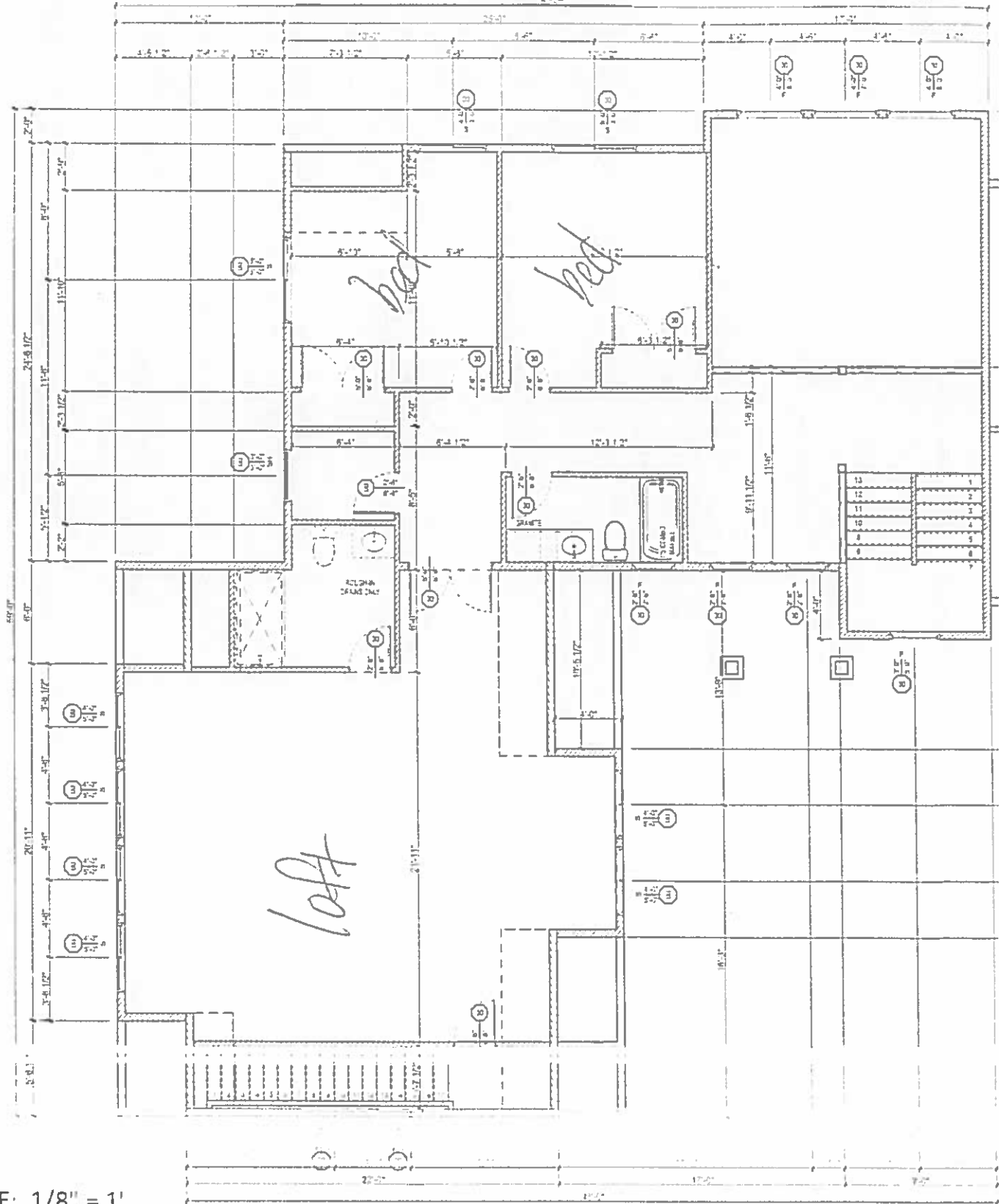
(3) UPPER CEILINGS		8'-0"
(2) MAIN CEILINGS	TREY VAULT	8'-0"
(1) BASEMENT CEILINGS		8'-9 1/2"

SH = SINGLE HUNG S = SLIDER
C = CASEMENT F = FIXED
SHZ = SINGLE HUNG (x2)

A09

SQUARE FOOTAGES

UNFINISHED SQUARE FOOTAGE		FINISHED SQUARE FOOTAGE		TOTAL SQUARE FOOTAGE	
(1) BASEMENT UNFINIS	260.53	(1) BASEMENT FINISHED	1 235.05	1 - UNFINISHED	1 112.32
(3) UPPER UNFINISHED	851.73	(2) MAIN FINISHED	1 734.43	2 - FINISHED	3 945.57
	<u>1 112.32 sq ft</u>	(3) UPPER FINISHED	766.69		<u>4 957.83 sq ft</u>
			<u>3 345.57 sq ft</u>		



SCALE: $1/8" = 1'$

GARAGE SLAB SQUARE FOOTAGE

GARAGE	708.81
	708.81 sq ft

BATHROOM TOWEL ROD DETAIL

BLOCKING CENTERED @ 42" HIGH
BLOCKING TO BE 48" WIDE



BLOCKING CENTERED @ 24" HIGH
OFF THE TOP OF THE COUNTERTOP



BLOCKING TO BE 32" HIGH
AND HELD BACK 2" FROM FRONT OF VANITY



BLOCKING TO BE 60" HIGH
FOR TOWEL HOOKS



THESE DESIGNS AND DRAWINGS ARE
CONFIDENTIAL AND THE EXCLUSIVE
PROPERTY OF LAKE VIEW CABINETS
CONSTRUCTION, INC. AND ARE NOT TO BE
DISCLOSED WITHOUT EXPRESS
PERMISSION OF LAKE VIEW CABINETS
CONSTRUCTION, INC. THEY MAY NOT BE
USED OR DUPLICATED WITHOUT THE
EXPRESS PERMISSION OF LAKE VIEW
CABINETS, INC.

© LAKE VIEW CABINETS, INC.

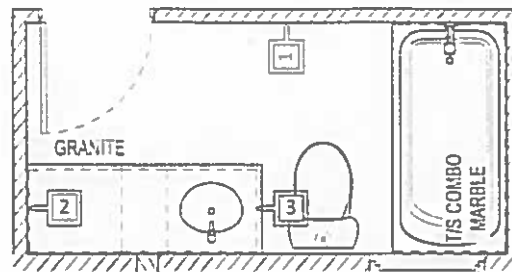
DISCLAIMER:
ACTUAL SITE CONDITIONS MAY
VARY FROM WHAT PLANS SHOW.
PLANS SUBJECT TO CHANGE ON SITE.

ADDRESS:

LAKEVIEW LOT 12
546 SOUTH EUTAW ROAD
GARDEN CITY, UT 84028

JORDAN'S HOUSE

**470 NORTH 2450 WEST
TREMONTON UT, 84337
CONTACT: NATHAN PARRY
(435) 757-3461**



CEILING HEIGHTS

(3) UPPER CEILINGS		8'-0"
(2) MAIN CEILINGS	TREY VAULT	8'-0"
(1) BASEMENT CEILINGS		8'-9 1/2"

DIMENSION NOTE:

ALL EXTERIOR DIMENSIONS ARE TO THE OUTSIDE OF STUD
WALL, NOT THE OUTSIDE OF THE SHEATHING.

WINDOW TYPE NOTE

ASSUMED TO OPEN 50% UNLESS NOTED OTHERWISE
INDICATED

KEY TO TYPE

SH = SINGLE HUNG
C = CASEMENT
SH2 = SINGLE HUNG (x2)

S = SLIDER
F = FIXED

5/15/2017

REVISION: R-1P

UPPER FLOOR PLAN

A11

SHORT TERM/NIGHTLY RENTALS INSPECTION CHECKLIST

Address: 346 S. E. 2nd

Date of inspection: 6-3-19

Owner: Kim Watkins

Property Management:

Contact Name: Tommy Peterson

Contact Phone #: 435-257-8008

Safety Inspections:		Time limit to correct
Handrails/Guardrails	☒	
Outdoor lights	☒	
Battery lights	☒	
Water shut off	☒	
Breaker box labeled	☒	
Gas shut off	☒	
Hot water heater	☒	
Furnace	☒	
Water working	☒	
Kitchen sink	☒	
Fire Extinguishers	☒	
Electrical outlet plates	☒	
Check address on unit	☒	
Other:		

ORIT TERM/NIGHTLY RENTAL INSPECTION/GIT OKHSH (page 2)

Address:

Site of inspection:

Owner:

Property Management:

copying	#1	#2	#3	#4	#5	#6	#7	#8	#9	#10
min										
1 ft.	4x15	12x11	11.5x12	12x24	24x24	19.5x24	14x11.5	9x15	9x15	
lit										
shutted										
indoor(s)										
no										
decor										
1 ft.	210	110	134.5	288	196	248	161	135	135	2337 Total

Total Occupancy allowed at this address: 216, shall not include children under the age of three (3).Minimum parking required at this address: 12 Total number of parking spots on Property 14. All vehicles include driver's, boats, motor homes, etc., shall park on property. Each trailer is considered a vehicle.

Inspection:

Date:

Inspector:

Owner/Property Manager:

[Quoted text hidden]

GARDEN CITY FIRE DISTRICT

P.O. BOX 248 145 WEST LOGAN ROAD

GARDEN CITY, UTAH 84028

PHONE/FAX (435) 946-3557

FIRE SAFETY INSPECTION REPORT

Business Name: KIM WATKINS

Inspection Date: 5/31/19

Business Address: 546 S. EUTAW RD

Suite: _____

Business Phone: _____

No.	Violations	No.	Locations/Remarks	Cleared
ACCESS-				
1	☒ Maintain fire lane free of obstructions			/ /
2	☐ Provide address numbering which is visible from street			
3	☐ Provide supra box for fire dept. access			/ /
EXITING				
4	☒ Remove obstructions at exits, doors, aisles, corridors, stairways, etc.			
5	☐ Exit door to open without a key or any special knowledge or effort			/ /
6	☐ Provide sign over main exit door(s)			
7	☐ Repair non-operable exit door hardware			/ /
8	☐ Remove obstructions from door required to be closed			/ /
9	☐ Remove locks & latches from doors with panic hardware			
10	☐ Remove storage from attic, under-floor and concealed spaces			/ /
11	☐ Provide/maintain exit sign/emergency lighting			
FIRE EXTINGUISHERS				
12	☒ Have fire extinguisher serviced and tagged			/ /
13	☐ Provide/mount fire extinguisher as indicated			/ /
14	☐ Provide clear access to fire extinguisher			
15	☐ Post a sign indicating fire extinguisher location			/ /
16	☐ Maintain 3 foot clearance for access/use of fire appliances/equipment			/ /
FIRE PROTECTION SYSTEMS				
17	☐ Secure all system control valves in the open position	PASSED		
18	☐ Replace damaged, corroded or painted sprinkler heads/ Fire department connection (FDC) caps			
19	☐ Provide annual certification for sprinkler/standpipe system			
20	☐ Provide sprinkler coverage in unprotected areas			
21	☐ Provide spare sprinkler heads and/or compatible wrench	Re-inspection dates	Inspector	
22	☐ Hood and duct extinguishing system to be serviced and tagged	1 st	/ /	
23	☐ Remove grease from hood, duct, and filters (keep clean)	2 nd	/ /	
FIRE ALARM SYSTEMS				
24	☒ Maintain, repair, inspect, and/or test fire alarm system	Refer to FPB	/ /	
FIRE SEPARATIONS				
25	☒ Repair holes in required fire resistive construction	3 rd	/ /	
26	☒ Provide/repair self or automatic closing fire rated assemblies	Hearing	/ /	
ELECTRICAL				
27	☒ Discontinue use of extension cords	District attorney	/ /	
28	☐ Install permanent wiring for fixed or stationary appliance	Final clearance	/ /	
29	☐ Provide cover plates for all junction boxes			
30	☐ Remove exposed wiring or protect in approved conduit			
31	☐ Provide a clear work space at all electrical panels (30" in width, 36" in depth and 78" in height) Remove exposed wiring or protect in approved conduit			
32	☒ Labeling electrical rooms and breaker			
FLAMMABLE LIQUIDS - COMPRESSED GASES				
33	☒ Provide flammable liquid storage cabinet or reduce storage	You are hereby notified to correct all violations immediately or show cause why you should not be required to re-inspection will be conducted after _____ days from the date of this notice. Willful failure to comply with this notice is a misdemeanor. Violations which are not corrected immediately and or remain after the re-inspection may be processed as a criminal offense. Thank you for your assistance and cooperation in maintaining the fire and life risk in your community.		
34	☐ Remove all fueled vehicles or equipment from buildings			
35	☒ Secure compressed gas cylinders			
STORAGE - HOUSEKEEPING				
36	☒ Arrange storage in an orderly manner to provide access/egress	BY ORDER OF THE FIRE CHIEF		
37	☐ Remove combustible storage from boiler, mechanical, or electrical rooms			
38	☐ Reduce storage to 24" below ceiling or 18" from sprinkler heads			
39	☐ Provide approved metal container from oil or grease	SIGNATURE OF RECIPIENT _____ _____ owner manager employee other		
40	☐ Remove waste & rubbish material from the premises daily			
41	☒ Keep dumpster 5' away from buildings			
42	☒ Clearance from ignition sources	Inspecting Officer: <u>[Signature]</u> FPB _____ COMPANY _____ Shift _____ Page _____		
43	☒ MISCELLANEOUS			
Other violations and comments _____ NO VIOLATIONS NOTED THIS DATE - THANK YOU FOR BEING SAFE				

DISTRIBUTION: WHITE TO FPR YELLOW TO OWNER/OCCUPANT PINK TO OWNER WITH FINAL CLEARANCE



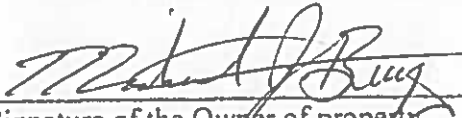
GARDEN CITY
SHORT TERM RENTAL APPLICATION

Owner or Property Management Company Name: <i>Family Time Lodge, LLC</i>
Owner or Property Management Company Address: <i>1078 E. 420 S. Smithfield, UT 84098</i>
Owner or Property Management Company Phone #: <i>(435) 770-8933</i>
Emergency Contact Name and Phone #: <i>Tavis Buys</i> (must live within 15 minutes of property & be available 24/7) <i>435-213-6300</i>
Contact Persons E-mail address: <i>Familytime lodge @ gmail . com</i>
Utah State Tax Number: <i>14833549-003-STC</i> (must be registered to Garden City)

Owner of Property: <i>* Michael Buys</i> <i>Clint Buys</i>	Address of STR Property: <i>1006 Snow Meadows Drive</i>
Owners Phone #: <i>801-205-1040</i>	Parcel ID Number: <i>41-28-020-0004</i> <i>41-28-020-0003</i>
Owners mailing address: <i>8868 S. Alameda</i> <i>Rd, Park City, UT 84098</i>	Subdivision or resort where property is located: <i>Snow Meadows</i>
Owners e-mail address: <i>hjb Buys @ gmail . com</i>	<i>clintbuys @ gmail . com</i>

I understand that this license does not preclude me from following the appropriate Homeowner Association CC&R's and obtaining approval from the appropriate Homeowner Association for each unit, prior to commencing any rental. I further understand that not all subdivisions within the Garden City limits allow short term rentals and my unit may be located within one such subdivision.

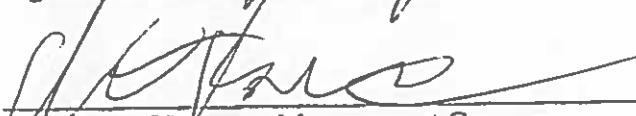
Incomplete applications will not be accepted.



Signature of the Owner of property

6/10/19

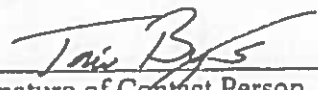
Date



Signature of Property Management Company

6/10/19

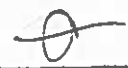
Date



Signature of Contact Person

6/10/2019

Date

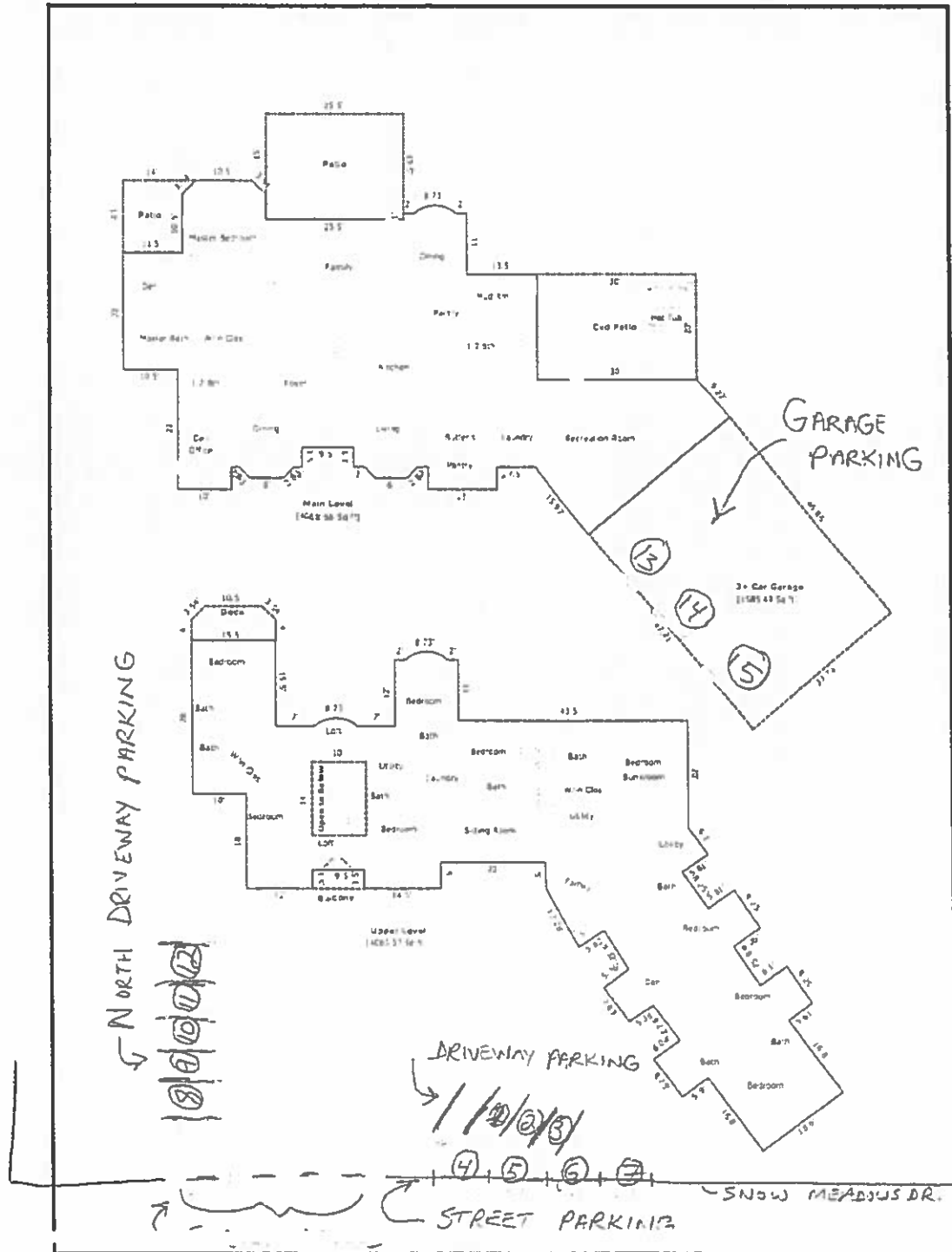
Application fee, NON-REFUNDABLE: \$100 plus \$140 per unit 

The foregoing application was _____ approved _____ disapproved at a meeting of the Garden City Town Council held on _____ day of _____, 20 ____.

Building Sketch (Page - 1)

Builder	BLATTER K&P
Property Address	1000 Snow Meadows Drive
City	Garden City
Parcel/Client	Vantas Funding
County Ref	
Site UT	
Co Code	84028

PARKING AREAS & FLOOR PLAN



Plat Map

Surveyor	BLATTER Kell
Property Address	1006 Snow Meadows Drive
City	Garden City
County	Rich
State	UT
Parcel ID	84028

RICH COUNTY

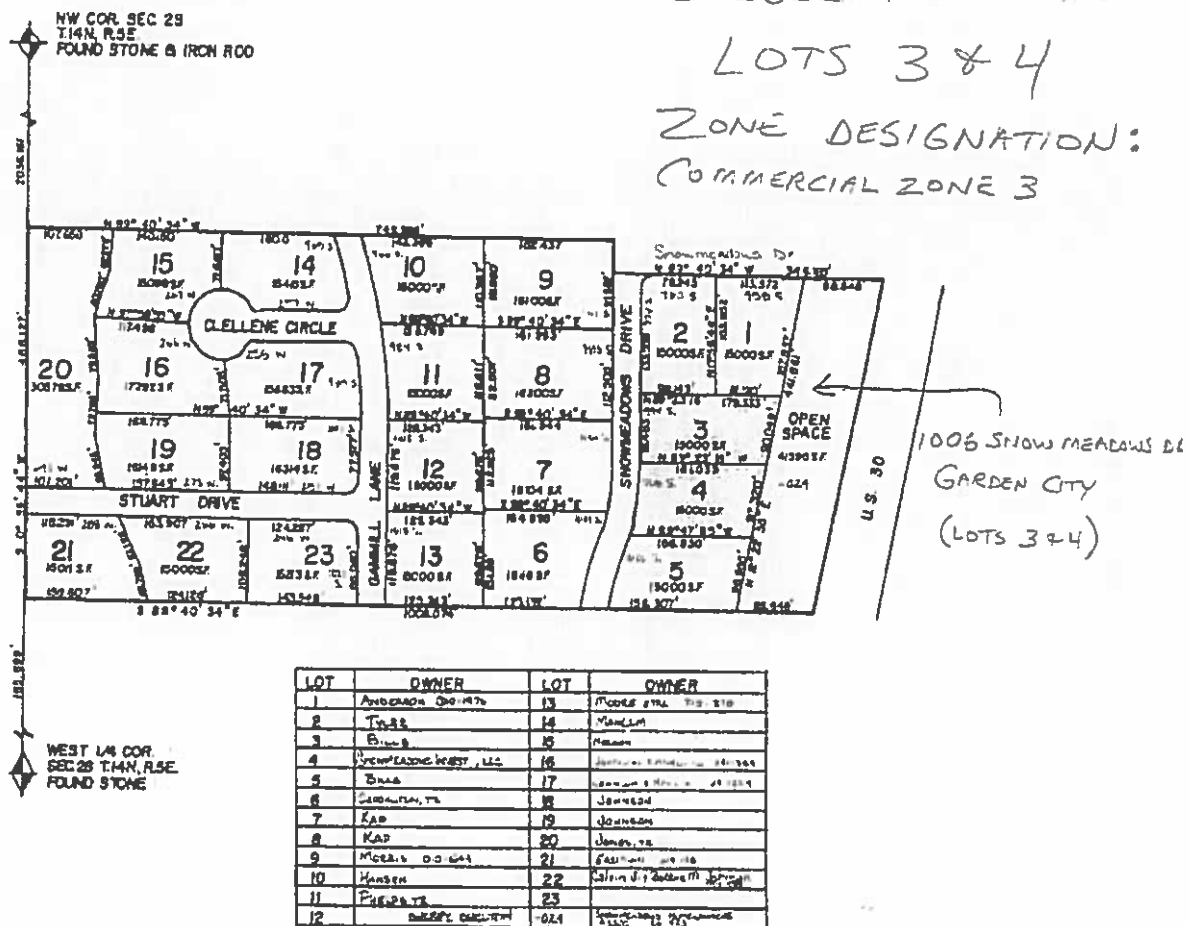
PART NW1/4 SECTION 28 T.14 N. R.5 E. S.1 B.M.
 SNOWMEADOWS SUBDIVISION PHASE 2
 GARDEN CITY

41-28-02-LDT

SUBJECT PROPERTY:

LOTS 3 & 4

ZONE DESIGNATION:
 COMMERCIAL ZONE 3



LOT	OWNER	LOT	OWNER
1	ANDERSON, D. & M. W.	13	M. & S.
2	T. & S.	14	M. & S.
3	B. & S.	15	M. & S.
4	SNOWMEADOWS WEST, LLC	16	S. & S.
5	B. & S.	17	S. & S.
6	S. & S.	18	S. & S.
7	K. & S.	19	S. & S.
8	K. & S.	20	S. & S.
9	M. & S.	21	S. & S.
10	H. & S.	22	S. & S.
11	P. & S.	23	S. & S.
12	S. & S.	24	S. & S.

Cry Bills old Place - 12/9/14

— Main Floor

NW Bed -

12x13 - (156)

NW - Office / Bed -

9x16 (144)

Master man -

22x17 (374)

No smoke

No Egress window -

Not counting
this one -

No Smoke -

As per
fire chief -

Pull out in
Family Room

(100)

upstairs Hunter

So. East

(10x17) + (5x10)

(226)

Oriental

14x13

(182)

Wolf

11x13

(143)

Safari

15x11

(165)

Fisherman

13x15

(195)

Madras

12x11

(132)

Nautical -

19x17

(323)

Beach

14x14

(196)

Bohemian,

11x12

All safety items in place
except smoke det. in office.

Dev. Paul

Total
2378

47 occupied

GARDEN CITY FIRE DISTRICT

P.O. BOX 248 145 WEST LOGAN ROAD

GARDEN CITY, UTAH 84028

PHONE/FAX (435) 946-3557

FIRE SAFETY INSPECTION REPORT

Business Name: BYRON CONRAD Inspection Date: 1-16-19

Business Address: 1006 SNOWBUNPOWS DR Suite: _____ Business Phone: _____

No.	Violations	No.	Locations/Remarks	Cleared
ACCESS-				
1	☒ Maintain fire lane free of obstructions			/ /
2	☐ Provide address numbering which is visible from street			/ /
3	☐ Provide supra box for fire dept. access			
EXITING				
4	☒ Remove obstructions at exits, doors, aisles, corridors, stairways, etc.			/ /
5	☐ Exit door to open without a key or any special knowledge or effort			
6	☐ Provide sign over main exit door(s)			/ /
7	☐ Repair non-operable exit door hardware			/ /
8	☐ Removed obstructions from door required to be closed			
9	☐ Remove locks & latches from doors with panic hardware			/ /
10	☐ Remove storage from attic, under-floor and concealed spaces			
11	☐ Provide/maintain exit sign/emergency lighting			/ /
FIRE EXTINGUISHERS				
12	☒ Have fire extinguisher serviced and tagged			/ /
13	☐ Provide/mount fire extinguisher as indicated			
14	☐ Provide clear access to fire extinguisher			/ /
15	☐ Post a sign indicating fire extinguisher location			
16	☐ Maintain 3 foot clearance for access/use of fire appliances/equipment			/ /
FIRE PROTECTION SYSTEMS				
17	Secure all system control valves in the open position	PASSED		
18	Replace damaged, corroded or painted sprinkler heads/ Fire department connection (FDC) caps			
19	Provide annual certification for sprinkler/standpipe system			
20	Provide sprinkler coverage in unprotected areas			
21	Provide spare sprinkler heads and/or compatible wrench			
22	Hood and duct extinguishing system to be serviced and tagged	Re-inspection dates	Inspector	
23	Remove grease from hood, duct, and filters (keep clean)	1 st	/ /	
FIRE ALARM SYSTEMS				
24	☒ Maintain, repair, inspect, and/or test fire alarm system	2 nd	/ /	
FIRE SEPARATIONS				
25	☐ Repair holes in required fire resistive construction	Refer to FPB	/ /	
26	☐ Provide/repair self or automatic closing fire rated assemblies	3 rd	/ /	
ELECTRICAL				
27	☒ Discontinue use of extension cords	Hearing	/ /	
28	☐ Install permanent wiring for fixed or stationary appliance	District attorney	/ /	
29	☐ Provide cover plates for all junction boxes	Final clearance	/ /	
30	☐ Remove exposed wiring or protect in approved conduit	You are hereby notified to correct all violations immediately or show cause why you should not be required to re-inspection will be conducted after _____ days from the date of this notice. Willful failure to comply with this notice is a misdemeanor. Violations which are not corrected immediately and or remain after the re-inspection may be processed as a criminal offense. Thank you for your assistance and cooperation in maintaining the Garden City Fire District. BY ORDER OF THE FIRE CHIEF SIGNATURE OF RECIPIENT: _____ ____ Owner ____ manager ____ employee ____ other		
31	☐ Provide a clear work space at all electrical panels (30" in width, 36" in depth and 78" in height) Remove exposed wiring or protect in approved conduit			
32	☐ Labeling electrical rooms and breaker			
FLAMMABLE LIQUIDS - COMPRESSED GASES				
33	☒ Provide flammable liquid storage cabinet or reduce storage	STORAGE - HOUSEKEEPING		
34	☐ Remove all fueled vehicles or equipment from buildings			
35	☐ Secure compressed gas cylinders			
36	☒ Arrange storage in an orderly manner to provide access/egress	BY ORDER OF THE FIRE CHIEF SIGNATURE OF RECIPIENT: _____ ____ Owner ____ manager ____ employee ____ other		
37	☐ Remove combustible storage from boiler, mechanical, or electrical rooms			
38	☐ Reduce storage to 24 " below ceiling or 18" from sprinkler heads			
39	☐ Remove approved metal container from oily rag storage			
40	☐ Remove waste & rubbish material from the premises daily	INSPECTION OFFICER ____ Inspecting Officer ____ ____ FPB ____ COMPANY ____ Shift ____ Page ____ of ____		
41	☐ Keep dumpster 5 ' away from buildings			
42	☐ Clearance from ignition sources			
MISCELLANEOUS				
43	☐ Other violations and comments	NO VIOLATIONS NOTED THIS DATE - THANK YOU FOR BEING SAFE		

DISTRIBUTION: WHITE TO FPR YELLOW TO OWNER/OCCUPANT PINK TO OWNER WITH FINAL CLEARANCE



GARDEN CITY
SHORT TERM RENTAL APPLICATION

Owner or Property Management Company Name:	Ken Albright UTAH Recreation Properties
Owner or Property Management Company Address:	1308 W. 1875 S. Syracuse UT 84075
Owner or Property Management Company Phone #:	* 801 309 9864 / 801 510-1240
Emergency Contact Name and Phone #: (must live within 15 minutes of property & be available 24/7)	110 N. 700 W. Garden City, UT 84028 208-530-3248 ANDY & Jamie Stokes. 435-258-8737
Contact Persons E-mail address:	Parcel ID # 41-29-01-004
Utah State Tax Number: (must be registered to Garden City)	14377641-003-STC

The following information and documentation shall be contained in the application and provided to the Clerk:

- A. Completed Application signed by the Owner.
- B. Proof of Ownership for each unit.
- C. Site Plan drawn to scale for each unit, including the parking area with each parking space mapped out.
- D. Proof of valid insurance for each unit being licensed for short term rentals.
- E. Floor plan drawn to scale with dimensions.
- F. Zone designation and street address for each unit.
- G. If direct vehicular access from the Property to a public street is not shown on the Site Plan, the Application must include a Temporary Access Easement from the owners of each property over which vehicles must pass to access the Property. All Temporary Access Easements shall be signed and notarized by the owner or owners of the property or properties granting the Temporary Access Easements. Upon the termination of any Temporary Access Easement, it shall be the responsibility of the Owner to obtain a new Temporary Access Easement from the new property owner. Failure to obtain a replacement Temporary Access Easement shall be cause for termination of the License.

- H. Copies of currently valid Town and State Sales Tax collection and accounting numbers in the name of the Owner or the Property Management Company.
- I. The name, address, and contact information including a 24-hour contact phone number for the person at the Property Management Company managing the Property; or, if there is no Property Management Company, the name, address and contact information, including a 24-hour contact phone number, of a person living within 15 minutes of the property(s), who may be the Owner or Owner's Agent, and who can be contacted in the event of an emergency.
- J. Inspection by the Garden City Building Inspector and Garden City Fire Chief.
- K. A signed acknowledgement on the application, that the Owner, Property Management Company, and/or Owner's agent, if any, have read all of the Town's regulations pertaining to the operation of a Short Term Rental.
- L. The Owner shall sign the application certifying the accuracy of the information submitted and agreeing to comply with all regulations. If there is a Property Management Company or other agent of the Owner managing the Short Term Rental, the agent or an authorized officer of the Property Management Company, or both, shall also sign the application certifying the accuracy of the information submitted and agreeing to comply with all regulations.

Fill out one section for each location you are renting: (you may need to fill out a second application for more locations).

Owner of Property: Utah Recreation Properties LLC Kenneth Albright	Owners Phone #: 801 309 9864
Address of Property: 735 South Buttercup Cir Garden City, UT 84028	Subdivision or resort where property is located: Buttercup
Owners mailing address: 1308 W. 1875 S. Syracuse UT 84075	

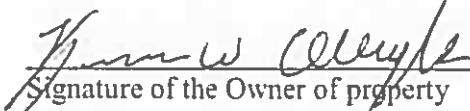
Owner of Property:	Owners Phone #:
Address of Property:	Subdivision or resort where property is located:
Owners mailing address:	

As the Owner/Property Management Company for the above listed properties I understand that I am responsible for:

1. The Owner or Property Management Company, or other agent of Owner shall:
 - a. mail or provide directly to the party signing any rental agreement or reserving the Property a copy of all Short Term Rental rules and regulations as soon as possible, but no later than 10 days after reserving the Property; and

I understand that this license does not preclude me from following the appropriate Homeowner Association CC&R's and obtaining approval from the appropriate Homeowner Association for each unit, prior to commencing any rental. I further understand that not all subdivisions within the Garden City limits allow short term rentals and my unit may be located within one such subdivision.

Incomplete applications will not be accepted.



Signature of the Owner of property

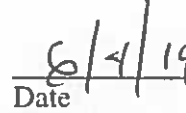
Date

Signature of Property Management Company

Date



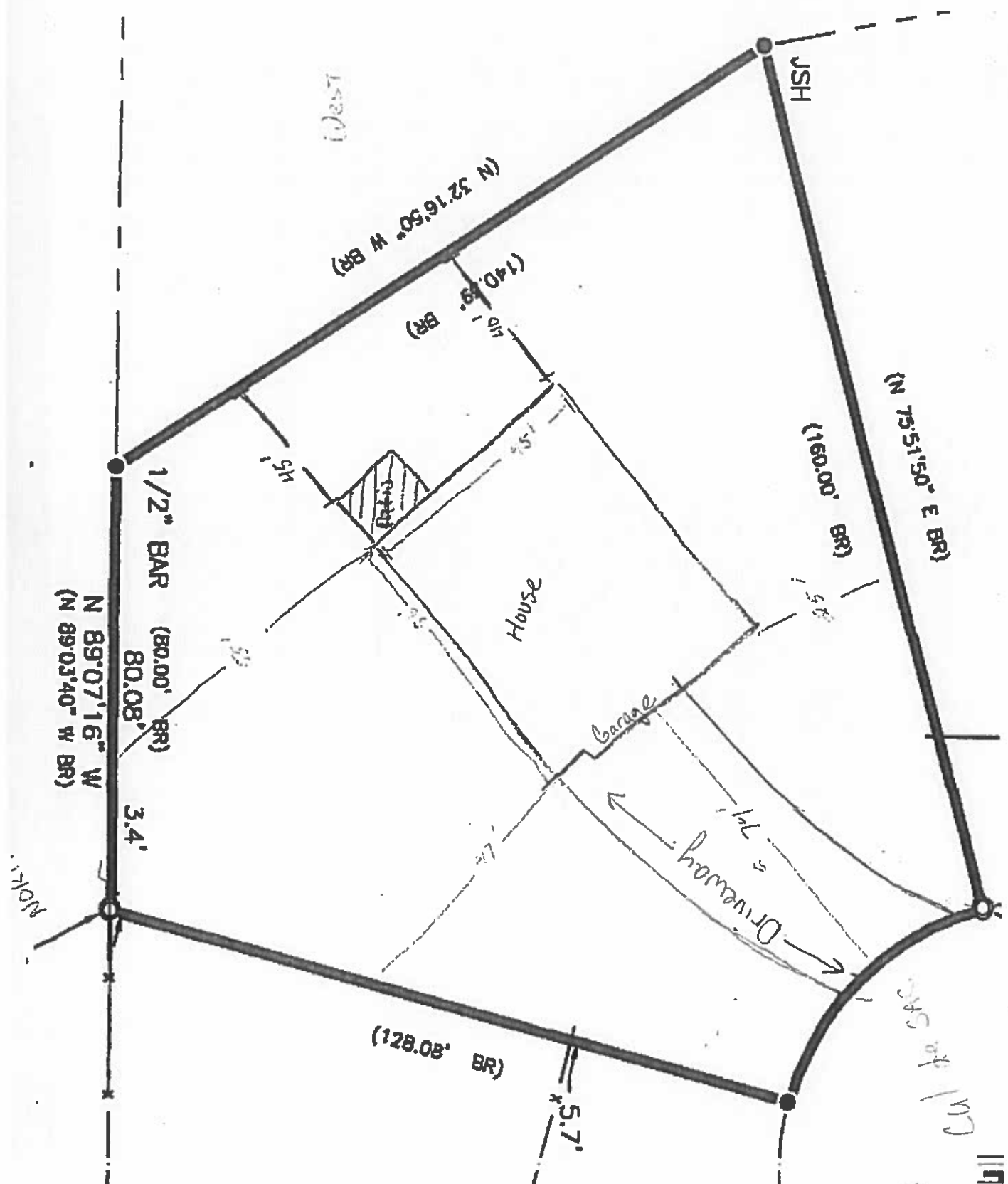
Signature of Contact Person



Date

Application fee, **NON-REFUNDABLE**: \$100 plus \$130 per unit _____

The foregoing application was _____ approved _____ disapproved at a meeting of the Garden City Town Council held on _____ day of _____, 20 ____.



SHORT TERM/INCOMPLETE/RENTAL INSPECTION CHECKLIST

Address: ⁷³⁴Butter Cup Cir,
 Date of inspection: 5-17-19
 Owner: Utah Recreation Properties LLC Kenneth Albright
 Property Management: Andy Stokes
 Contact Name: Andy Stokes
 Contact Phone #: 208-530-3248

Safety Inspections:		Time limit to correct
Handrails/Guardrails	OK	
Outdoor lights	OK	
Battery lights	OK	
Water shut off	OK	
Breaker box labeled	OK	
Gas shut off	OK	
Hot water heater	OK	
Furnace	OK	
Water working	OK	
Kitchen sink	OK	
Fire Extinguishers	OK	
Electrical outlet plates	OK	
Check address on unit	OK	
Other:		

177

17/11/72

14/3/23

17/11/72

~~Chlorophyll~~

~~Chlorophyll~~

Management:	Dead	Dead	Dead	Dead
May 1992	1	1	1	1

181547 1769.

Total number of parking spots on Property 9. All vehicles include

Total number of parking spots on Property 9. All vehicles include trailers considered a vehicle.

Due:

5-29-19

5-29-19.

GARDEN CITY FIRE DISTRICT

P.O. BOX 248 145 WEST LOGAN ROAD

GARDEN CITY, UTAH 84028

PHONE/FAX (435) 946-3557

FIRE SAFETY INSPECTION REPORT

Business Name: RICH CALLISTER

Inspection Date: 5/6/19

Business Address: 735 BUTTERFLY CIR.

Suite: _____ Business Phone: _____

No.	Violations	No.	Locations/Remarks	Cleared
ACCESS-				
1	☒ Maintain fire lane free of obstructions			☒
2	☒ Provide address numbering which is visible from street			☒
3	☒ Provide supra box for fire dept. access			☒
EXITING				
4	☒ Remove obstructions at exits, doors, aisles, corridors, stairways, etc.			☒
5	☒ Exit door to open without a key or any special knowledge or effort			☒
6	☒ Provide sign over main exit door(s)			☒
7	☒ Repair non-operable exit door hardware			☒
8	☒ Remove obstructions from door required to be closed			☒
9	☒ Remove locks & latches from doors with panic hardware			☒
10	☒ Remove storage from attic, under-floor and concealed spaces			☒
11	☒ Provide/maintain exit sign/emergency lighting			☒
FIRE EXTINGUISHERS				
12	☒ Have fire extinguisher serviced and tagged			☒
13	☒ Provide/mount fire extinguisher as indicated			☒
14	☒ Provide clear access to fire extinguisher			☒
15	☒ Post a sign indicating fire extinguisher location			☒
16	☒ Maintain 3 foot clearance for access/use of fire appliances/equipment			☒
FIRE PROTECTION SYSTEMS				
17	☒ Secure all system control valves in the open position	PASSED		
18	☒ Replace damaged, corroded or painted sprinkler heads/ Fire department connection (FDC) taps			
19	☒ Provide annual certification for sprinkler/standpipe system			
20	☒ Provide sprinkler coverage in unprotected areas			
21	☒ Provide spare sprinkler heads and/or compatible wrench			
22	☒ Hood and duct extinguishing systems to be serviced and tagged	Re-inspection dates	Inspector	
23	☒ Remove grease from hood, duct, and filters (keep clean)	1 st		
FIRE ALARM SYSTEMS				
24	☒ Maintain, repair, inspect, and/or test fire alarm system	2 nd		
FIRE SEPARATIONS				
25	☒ Repair holes in required fire resistive construction	Refer to FPB		
26	☒ Provide/repair self or automatic closing fire rated assemblies	3 rd		
ELECTRICAL				
27	☒ Discontinue use of extension cords	Hearing		
28	☒ Install permanent wiring for fixed or stationary appliance	District attorney		
29	☒ Provide cover plates for all junction boxes	Final clearance		
30	☒ Remove exposed wiring or protect in approved conduit			
31	☒ Provide a clear work space at all electrical panels (30" in width, 36" in depth and 78" in height) Remove exposed wiring or protect in approved conduit			
32	☒ Labeling electrical rooms and breaker			
FLAMMABLE LIQUIDS - COMPRESSED GASES				
33	☒ Provide flammable liquid storage cabinet or reduce storage	You are hereby notified to correct all violations immediately or show cause why you should not be required to re-inspection will be conducted after _____ days from the date of this notice. Willful failure to comply with this notice is a misdemeanor. Violations which are not corrected immediately and or remain after the re-inspection may be processed as a criminal offense. Thank you for your assistance and cooperation in maintaining the fire and life loss in your community.		
34	☒ Remove all fueled vehicles or equipment from buildings			
35	☒ Secure compressed gas cylinders			
STORAGE - HOUSEKEEPING				
36	☒ Arrange storage in an orderly manner to provide access/egress	BY ORDER OF THE FIRE CHIEF SIGNATURE OF RECIPIENT: _____ Inspecting Officer: _____ FPB _____ COMPANY _____ Shift _____ Page _____ of _____		
37	☒ Remove combustible storage from boiler, mechanical, or electrical rooms			
38	☒ Reduce storage to 24" below ceiling or 18" from sprinkler heads			
39	☒ Remove waste & rubbish material from the premises daily			
40	☒ Keep dumpster 5' away from buildings			
41	☒ Clearance from ignition sources			
MISCELLANEOUS				
43	☒ Other violations and comments			
NO VIOLATIONS NOTED THIS DATE - THANK YOU FOR BEING SAFE				

DISTRIBUTION: WHITE TO FPR YELLOW TO OWNER/OCCUPANT PINK TO OWNER WITH FINAL CLEARANCE



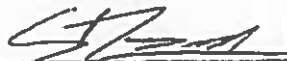
GARDEN CITY
SHORT TERM RENTAL APPLICATION

Owner or Property Management Company Name: <i>Let's Get Any Properties</i>
Owner or Property Management Company Address: <i>1540 E. Millbrook Way Bountiful, UT 84010</i>
Owner or Property Management Company Phone #: <i>(801) 599-7337</i>
Emergency Contact Name and Phone #: (must live within 15 minutes of property & be available 24/7) <i>Jessica Ward (435) 730-4767</i>
Contact Persons E-mail address: <i>jessica.epicrains@gmail.com</i>
Utah State Tax Number: (must be registered to Garden City) <i>14080940 -003- STR</i>

Owner of Property: <i>MNHFA, LLC</i>	Address of STR Property: <i>35 E. Spinnaker Point Dr. #2 GC, UT 84028</i>
Owners Phone #: <i>(801) 599-7337</i>	Parcel ID Number: <i>41-16-005-0107</i>
Owners mailing address: <i>1540 E. Millbrook Way Bountiful, UT 84010</i>	Subdivision or resort where property is located: <i>Spinnaker Point</i>
Owners e-mail address: <i>gordellfan@msn.com</i>	

I understand that this license does not preclude me from following the appropriate Homeowner Association CC&R's and obtaining approval from the appropriate Homeowner Association for each unit, prior to commencing any rental. I further understand that not all subdivisions within the Garden City limits allow short term rentals and my unit may be located within one such subdivision.

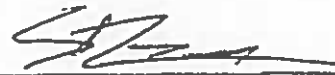
Incomplete applications will not be accepted.



Signature of the Owner of property

5/28/19

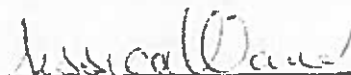
Date



Signature of Property Management Company

5/28/19

Date



Signature of Contact Person

5-24-19

Date

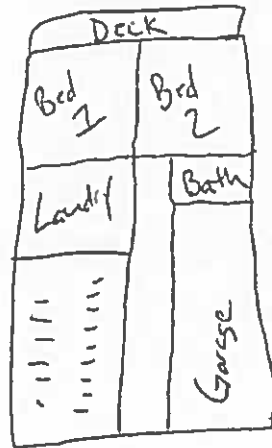
Application fee, NON-REFUNDABLE: \$100 plus \$140 per unit 

The foregoing application was _____ approved _____ disapproved at a meeting of the Garden City Town Council held on _____ day of _____, 20 ____.

666 NORTH MAIN
MILWAUKEE, WIS. 53202

Spinnaker Point 2 Floor Plan

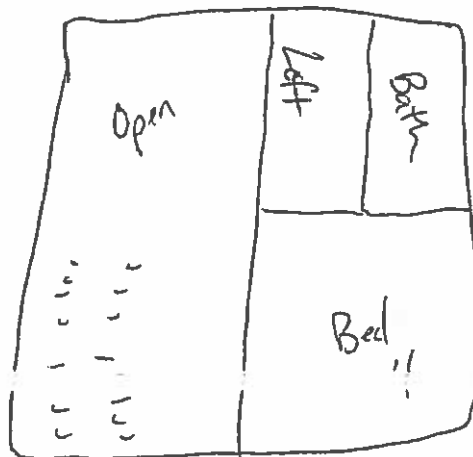
Ground Level



2nd Level



3rd Level



SHORT TERM/REGULAR TRIENNIAL INSPECTION CHECKLIST

Address: 35 E Spiker point #2 .
 Date of inspection: June 12, 2019
 Owner: Stan Godel.
 Property Management:
 Contact Name: Jessica Wend .
 Contact Phone //:

Safety Inspections:		Time limit to correct
Handrails/Guardrails	OK	
Outdoor lights	OK	
Battery lights	OK	
Water shut off	OK	
Breaker box labeled	OK	
Gas shut off	OK	
Hot water heater	OK	
Purview	OK	
Water working	OK	
Kitchen sink	OK	
Fire Extinguishers	OK	
Electrical outlet plates	OK	
Check address on unit	OK	
Other:		

PORT HERM/NIGHTHARENEPALENSPAGTIONNGHIGKIMISTE (page 2)

356
Address: Spinnaker Pt. #2

Site of inspection:

Owner: Stan Gaddell

Property Management:

Main 1 Main 2 UP. Tank Room Top 1 Top 2

ceping oom	#1 12x11	#2 12x11	#3 11x10	#4 13x20	#5 14x15	#6 11x10	#7	#8	#9	#10
1 Ft.	132	132	110	260	210	110	~~200~~ total	254		
lit										
equipped										
indow(s)										
noke										
ector										
otal										
1. Ft.										

Occupancy allowed at this address: 17 shall not include children and adults age 16 or three (3).

Minimum parking required at this address: 5 Total number of parking spots on Property 6 All vehicles include
other's, boats, motor homes, etc., shall park on property. Each trailer is considered a vehicle.

Inspector:

Signature: *HL HL* Date: June 12 - 2019

Owner/Property Manager:

PORT TERM/NIGHT/VAULT/NEAR INSPECTION OF THE CRIMINAL (page 2)

356
Address: Spinaker Pt. #2

Date of inspection:

Owner: Stan Gaddell

Property Management:

Main 1 Main 2 UP

Garage Top 1 Top 2

ceiling height	#1	#2	#3	#4	#5	#6	#7	#8	#9	#10
1 ft.	12x11	12x11	11x10	13x20	14x15	11x10				
2 ft.	13x2	13x2	11x0	26x0	21x0	11x0				
3 ft.										
4 ft.										
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98 ft.										
99 ft.										
100 ft.										

Total Occupancy allowed at this address: 17 shall not include children under the age of 18 (3).

Minimum parking required at this address: 5 Total number of parking spaces on property: 6 All vehicles including trailers, boats, motor homes, etc., shall park on property. Each trailer is considered a vehicle.

Inspector:

Date:

Owner/Property Manager:

June 12 - 2019
June 14, 2019

GARDEN CITY FIRE DISTRICT

P.O. BOX 248 145 WEST LOGAN ROAD

GARDEN CITY, UTAH 84028

PHONE/FAX (435) 946-3557

FIRE SAFETY INSPECTION REPORT

Business Name: STAN GOODELL

Inspection Date: 6-3-19

Business Address: 35 EAST SPINAKER POINT

Suite: #2

Business Phone: _____

No.	Violations	No.	Locations/Remarks	Cleared
ACCESS-				
1	☒ Maintain fire lane free of obstructions			/ /
2	☐ Provide address numbering which is visible from street			/ /
3	☐ Provide supra box for fire dept. access			/ /
EXITING				
4	☒ Remove obstructions at exits, doors, aisles, corridors, stairways, etc.			/ /
5	☐ Exit door to open without a key or any special knowledge or effort			/ /
6	☐ Provide sign over main exit door(s)			/ /
7	☐ Repair non-operable exit door hardware			/ /
8	☐ Remove obstructions from door required to be closed			/ /
9	☐ Remove locks & latches from doors with panic hardware			/ /
10	☐ Remove storage from attic, under-floor and concealed spaces			/ /
11	☐ Provide/maintain exit sign/emergency lighting			/ /
FIRE EXTINGUISHERS				
12	☒ Have fire extinguisher serviced and tagged			/ /
13	☐ Provide/mount fire extinguisher as indicated			/ /
14	☐ Provide clear access to fire extinguisher			/ /
15	☐ Post a sign indicating fire extinguisher location			/ /
16	☐ Maintain 3 foot clearance for access/use of fire appliances/equipment			/ /
FIRE PROTECTION SYSTEMS				
17	☐ Secure all system control valves in the open position	PASSED		
18	☐ Replace damaged, corroded or painted sprinkler heads/ Fire department connection (FDC) caps			
19	☐ Provide annual certification for sprinkler/standpipe system			
20	☐ Provide sprinkler coverage in unprotected areas			
21	☐ Provide spare sprinkler heads and/or compatible wrench	Re-inspection dates	Inspector	
22	☐ Hood and duct extinguishing system to be serviced and tagged	1 st	/ /	
23	☐ Remove grease from hood, duct, and filters (keep clean)	2 nd	/ /	
FIRE ALARM SYSTEMS				
24	☒ Maintain, repair, inspect, and/or test fire alarm system	Refer to FPB	/ /	
FIRE SEPARATIONS				
25	☒ Repair holes in required fire resistive construction	3 rd	/ /	
26	☒ Provide/repair self or automatic closing fire rated assemblies	Hearing	/ /	
ELECTRICAL				
27	☒ Discontinue use of extension cords	District attorney	/ /	
28	☐ Install permanent wiring for fixed or stationary appliance	Final clearance	/ /	
29	☐ Provide cover plates for all junction boxes			
30	☐ Remove exposed wiring or protect in approved conduit			
31	☐ Provide a clear work space at all electrical panels (30" in width, 36" in depth and 78" in height) Remove exposed wiring or protect in approved conduit			
32	☐ Labeling electrical rooms and breaker			
FLAMMABLE LIQUIDS - COMPRESSED GASES				
33	☒ Provide flammable liquid storage cabinet or reduce storage	You are hereby notified to correct all violations immediately or show cause why you should not be required to re-inspection will be conducted after _____ days from the date of this notice. Willful failure to comply with this notice is a misdemeanor. Violations which are not corrected immediately and/or remain after the re-inspection may be processed as a criminal offense. Thank you for your assistance and cooperation in making our city and the loss in your community. BY ORDER OF THE FIRE CHIEF SIGNATURE OF RECEIPT: _____ ____ Owner ____ manager ____ employee ____ other		
34	☐ Remove all fueled vehicles or equipment from buildings			
35	☐ Secure compressed gas cylinders			
STORAGE - HOUSEKEEPING				
36	☒ Arrange storage in an orderly manner to provide access/egress			
37	☐ Remove combustible storage from boiler, mechanical, or electrical rooms			
38	☐ Reduce storage to 24" below ceiling or 18" from sprinkler heads			
39	☐ Remove waste & rubbish from dumpster daily			
40	☐ Keep dumpster 5' away from buildings			
41	☐ Clearance from ignition sources			
MISCELLANEOUS				
43	☐ Other violations and comments			
NO VIOLATIONS NOTED THIS DATE - THANK YOU FOR BEING SAFE				

DISTRIBUTION: WHITE TO FPR YELLOW TO OWNER/OCCUPANT PINK TO OWNER WITH FINAL CLEARANCE



GARDEN CITY
SHORT TERM RENTAL APPLICATION

Owner or Property Management Company Name: <i>Craig and Julie Hendricks, DBA: Coral Haven, LLC</i>
Owner or Property Management Company Address: <i>10182 N 5750 W Highland, UT 84003</i>
Owner or Property Management Company Phone #: <i>801-580-6075</i>
Emergency Contact Name and Phone #: (must live within 15 minutes of property & be available 24/7) <i>Jessica Ward 435-730-4767</i>
Contact Persons E-mail address: <i>Jessica.Epiccabins@gmail.com</i>
Utah State Tax Number: (must be registered to Garden City) <i>13935185-002-STC</i>

Owner of Property: <i>Coral Haven, LLC</i> <i>Craig and Julie Hendricks, Mgrs.</i>	Address of STR Property: <i>35 E Spinnaker PT DR #3 Garden City</i>
Owners Phone #: <i>801-580-6075</i>	Parcel ID Number: <i>41-16-050-0103</i>
Owners mailing address: <i>10182 N 5750 W Highland, UT 84003</i>	Subdivision or resort where property is located: <i>Spinnaker Point</i>
Owners e-mail address: <i>CRAIGHEN@gmail.com</i>	

I understand that this license does not preclude me from following the appropriate Homeowner Association CC&R's and obtaining approval from the appropriate Homeowner Association for each unit, prior to commencing any rental. I further understand that not all subdivisions within the Garden City limits allow short term rentals and my unit may be located within one such subdivision.

Incomplete applications will not be accepted.

Sam R. Hunter
Signature of the Owner of property

6-1-19
Date

JESSICA WAED / *Sam R. Hunter, MA*
Signature of Property Management Company

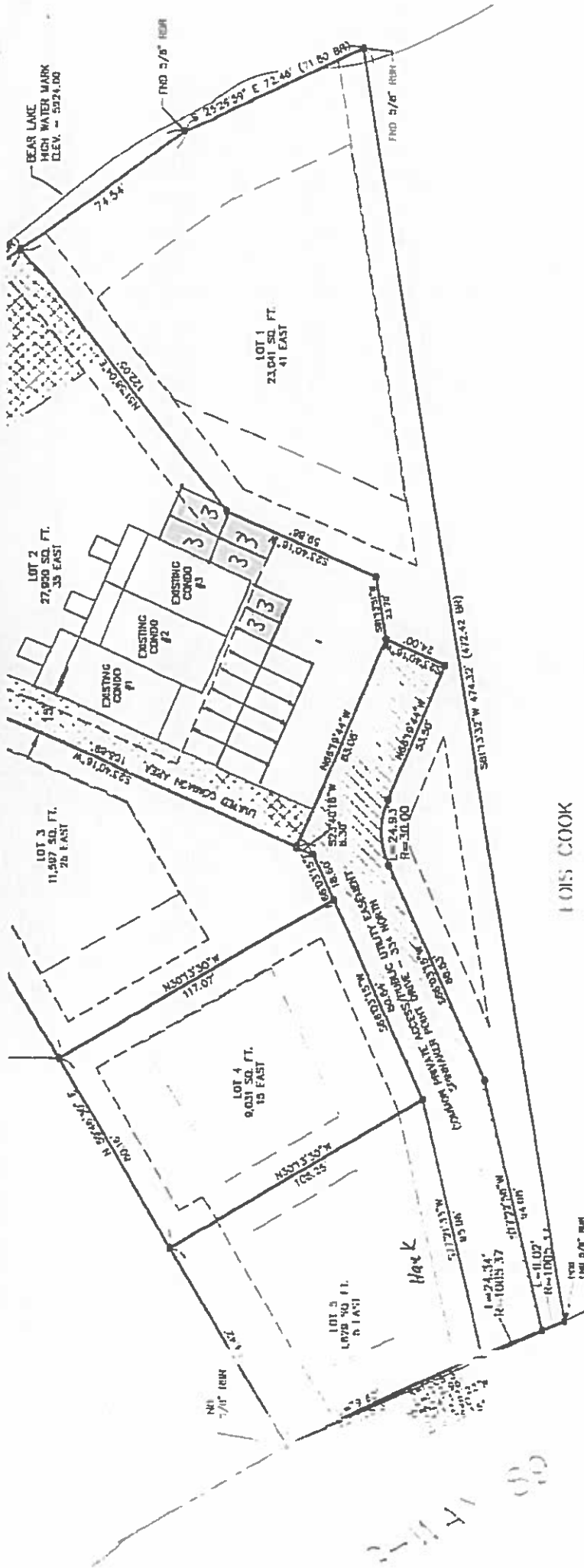
5-24-19
Date

Jessica Waed
Signature of Contact Person

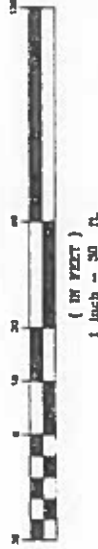
5-24-19
Date

Application fee, **NON-REFUNDABLE:** \$100 plus \$140 per unit \$240.00 pd
6-6-19

The foregoing application was _____ approved _____ disapproved at a meeting of the Garden City Town Council held on _____ day of _____, 20 ____.



GRAPHIC SCALE



NOTES:

- 1) ALL REQUIRED PUBLIC IMPROVEMENTS AND UTILITIES SHALL BE PAID BY OWNER AND NOT GARDEN CITY.
- 2) ALL ROADS ARE PRIVATE. ALL ROADS ARE TO BE UTILIZED FOR ACCESS AND UTILITIES.
- 3) COMMON OWNERSHIP ON THIS PLAT OF NOTES ACCESS AND UTILITY EASEMENT COMMON AREA FOR ALL SPINNACKER POINT SUBDIVISION LOT OWNERS.
- 4) LIMITED COMMON OWNERSHIP ON THIS PLAT DENOTES ACCESS TO AND USE OF COMMON AREA AT HACK. OWNERSHIP OF THIS LIMITED COMMON AREA REMAINS WITH LOT 2.
- 5) LOT 2 HAS RECORDED COVENANTS PERTAINING TO THE CONDOMINIUM ASSOCIATION ON LOT 2 ONLY.

OWNER/DEVELOPER:
DON ANDERSON
35 E 300 N
MILLVILLE, UT 84328

SITE ADDRESS:
SPINNACKER POINT
BEAR LAKE BOULEVARD
GARDEN CITY, UT 84301

PLANNING COMMISSION APPROVAL

APPROVED BY: _____
GARDEN CITY PLANNING AND ZONING COMMISSION

DAY OF: _____ A.D. 2001 BY THE

COUNCIL APPROVAL AND ACCEPTANCE

PRESENTED TO THE GARDEN CITY COUNCIL THIS _____ DAY OF _____ A.D. 2001. AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.

CHAIRPERSON

COUNCIL CHAIRPERSON

ATTEST

BEAR LAKE SPECIAL SERVICE DISTRICT

APPROVED THIS _____ DAY OF _____ A.D. 2001 BY THE BEAR LAKE SPECIAL SERVICE DISTRICT.

DISTRICT SANITARY

APPROVAL AS TO FORM

APPROVED BY: _____ DAY OF _____ A.D. 2001.

ENGINEER'S CERTIFICATE

I CERTIFY THAT I HAVE EXAMINED THIS PLAT AND FIND IT TO BE CORRECT AND IN ACCORDANCE WITH THE INFORMATION ON FILE IN THIS OFFICE.



CACHE • LA

666 NORTH MAIN
PHOENIX: (435) 781

[illegible]

Floor plan of a kitchen and bathroom. The kitchen features a SmartDraw island, a sink, a stove, and a refrigerator. The bathroom includes a toilet, a sink, and a shower. Dimensions are provided for various areas and fixtures.

Kitchen:

- SmartDraw island: 11'0" x 7'0"
- Sink: 1'0" x 1'0"
- Stove: 1'0" x 1'0"
- Refrigerator: 1'0" x 1'0"

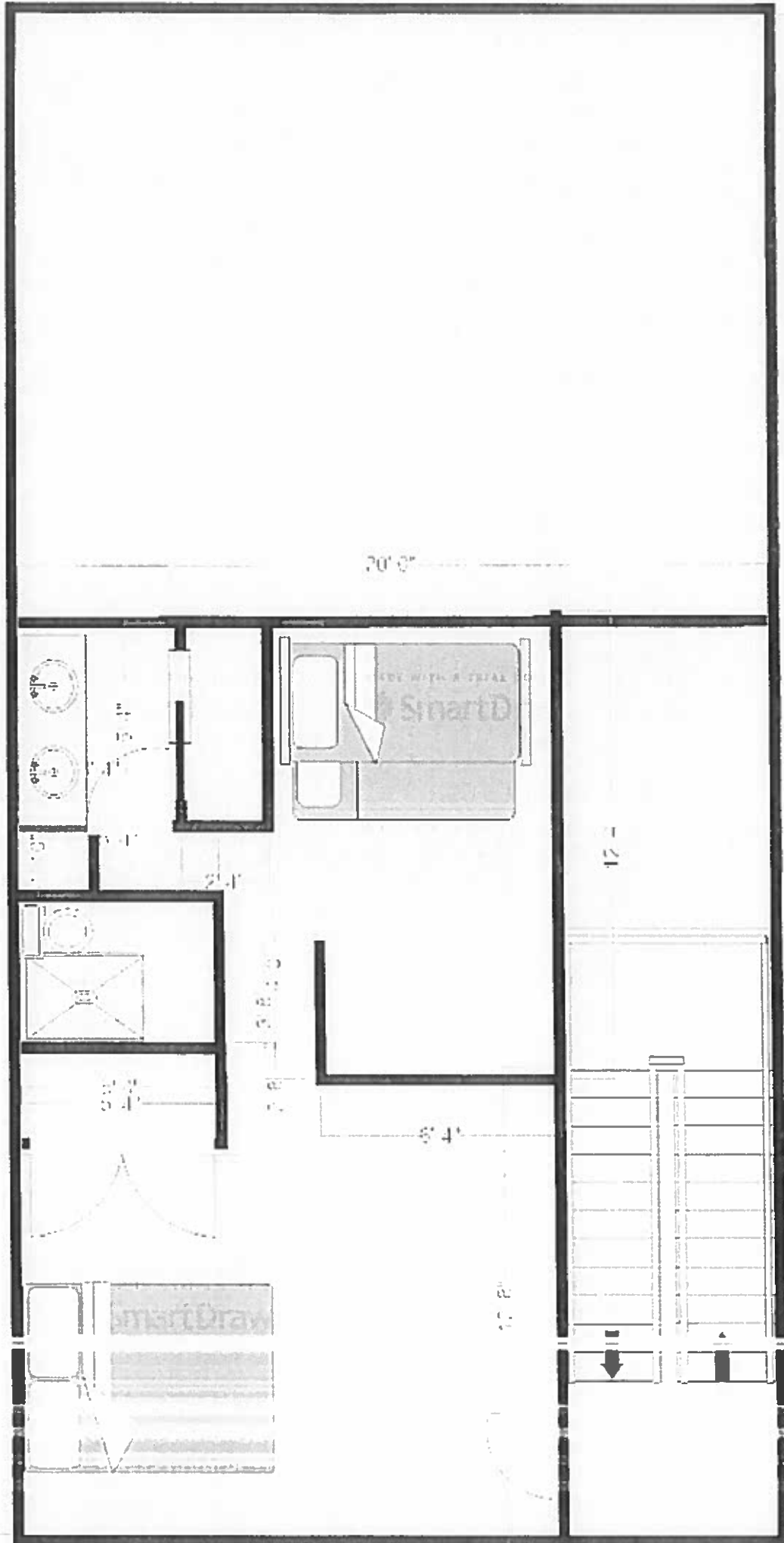
Bathroom:

- Toilet: 1'0" x 1'0"
- Sink: 1'0" x 1'0"
- Shower: 1'0" x 1'0"

Dimensions:

- Overall width: 20'0"
- Overall depth: 18'6"
- Island depth: 11'0"
- Island width: 7'0"
- Shower width: 1'0"
- Shower depth: 1'0"
- Refrigerator width: 1'0"
- Refrigerator depth: 1'0"
- Sink width: 1'0"
- Sink depth: 1'0"
- Toilet width: 1'0"
- Toilet depth: 1'0"

FLOOR 3





SHORT-TERM RENTAL APPLICATION
35 E SPINNAKER POINT DRIVE, UNIT #3
GARDEN CITY, UT

SUBMITTED BY:
CRAIG AND JULIE HENDRICKS
CORAL HAVEN, LLC

35 SHORT TERM/NICEMAY RENTAL INSPECTION CHECKLIST

Address: 35 E Spink Ave Bldg 100 #3

Date of inspection: 6-11-15

Owner: Craig Hendricks

Property Management:

Contact Name: Jessica Ward

Contact Phone #:

Safety Inspections:		Time limit to correct
Handrails/Guardrails	ok	
Outdoor lights	ok	
Entry lights	✓	
Water shut off	✓	
Breaker box labeled	✓	
Gas shut off	✓	
Hot water heater	✓	
Furnace	✓	
Water working	✓	
Kitchen sink	✓	
Fire Extinguishers	✓	
Electrical outlet plates	✓	
Check address on unit		
Other:		

SHORT TERM/NIGHT VARIANCE INSPECTION NIGHT GIKIMISU (page 2)

Address:

Date of inspection:

Owner:

Property Management:

	Main 1	Main 2	UP	Room	Top 1	Top 2	#7	#8	#9	#10
ceiling room	12 x 11	12 x 11	61 x 10	13 x 20	14 x 15	11 x 10				
1st fl.	137	137	110	260	210	110	Total 854			
2nd fl.										
3rd fl.										
4th fl.										
5th fl.										
6th fl.										
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15th fl.										
16th fl.										
17th fl.										
18th fl.										
19th fl.										
20th fl.										

Occupancy allowed at this address: 17, shall not include children under the age of three (3).

Minimum parking required at this address: 5 Total number of parking spots on property 6. All vehicles including cars, boats, motor homes, etc., shall park on property. Each trailer is considered a vehicle.

Inspector:

[Signature]

Owner/Property Manager:

Date: 6-12-19

GARDEN CITY FIRE DISTRICT

P.O. BOX 248 145 WEST LOGAN ROAD

GARDEN CITY, UTAH 84028

PHONE/FAX (435) 946-3557

FIRE SAFETY INSPECTION REPORT

Business Name: CRAIG HENDRICKS

Inspection Date: 6-6-19

Business Address: 35 E. SPINNAKER POINT

Suite: #3 Business Phone: _____

No.	Violations	No.	Locations/Remarks	Cleared
ACCESS-				
1	<u>OK</u> Maintain fire lane free of obstructions			/ /
2	Provide address numbering which is visible from street			/ /
3	Provide sign box for fire door access			
EXITING				
4	<u>OK</u> Remove obstructions at exits, doors, aisles, corridors, stairways, etc.			/ /
5	Exit door to open without a key or any special knowledge or effort			
6	Provide sign on main exit door(s)			/ /
7	Repair non-operable exit door hardware			/ /
8	Remove obstructions from door required to be closed			
9	Remove locks & latches from doors with panic hardware			/ /
10	Remove storage from attic, under-floor and concealed spaces			
11	Provide/maintain exit sign/emergency lighting			/ /
FIRE EXTINGUISHERS				
12	<u>OK</u> Have fire extinguisher serviced and tagged			/ /
13	Provide/mount fire extinguisher as indicated			
14	Provide clear access to fire extinguisher			/ /
15	Post a sign indicating fire extinguisher location			
16	Maintain 3 foot clearance for access/use of fire appliances/equipment			/ /
FIRE PROTECTION SYSTEMS				
17	Secure all system control valves in the open position	PASSED		
18	Replace damaged, corroded or painted sprinkler heads/ Fire department connection (FDC) caps			
19	Provide annual certification for sprinkler/standpipe system			
20	Provide sprinkler coverage in unprotected areas			
21	Provide spare sprinkler heads and/or compatible wrench			
22	Hood and duct extinguishing system to be serviced and tagged	Re-inspection dates	Inspector	
23	Remove grease from hood, duct, and filters (keep clean)	1 st	/ /	
FIRE ALARM SYSTEMS				
24	<u>OK</u> Maintain, repair, inspect, and/or test fire alarm system	2 nd	/ /	
FIRE SEPARATIONS				
25	<u>OK</u> Repair holes in required fire resistive construction	3 rd	/ /	
26	<u>OK</u> Provide/repair self or automatic closing fire rated assemblies	Hearing	/ /	
ELECTRICAL				
27	<u>OK</u> Discontinue use of extension cords	District attorney	/ /	
28	Install permanent wiring for fixed or stationary appliance	Final clearance	/ /	
29	Provide cover plates for all junction boxes			
30	Remove exposed wiring or protect in approved conduit			
31	Provide a clear work space at all electrical panels (30" in width, 36" in depth and 78" in height) Remove exposed wiring or protect in approved conduit			
32	Labeling electrical rooms and breaker			
FLAMMABLE LIQUIDS - COMPRESSED GASES				
33	<u>OK</u> Provide flammable liquid storage cabinet or reduce storage	You are hereby notified to correct all violations immediately or show cause why you should not be required to re-inspection will be conducted after _____ days from the date of this notice. Willful failure to comply with this notice is a misdemeanor. Violations which are not corrected immediately and or remain after the re-inspection may be processed as a criminal offense. Thank you for your assistance and cooperation in		
34	Remove all fueled vehicles or equipment from buildings			
35	Secure compressed gas cylinders			
STORAGE - HOUSEKEEPING				
36	<u>OK</u> Arrange storage in an orderly manner to provide access/egress	BY ORDER OF THE FIRE CHIEF SIGNATURE OF RECIPIENT _____ ____ Owner ____ manager ____ employee ____ other		
37	Remove combustible storage from boiler, mechanical, or electrical rooms			
38	Reduce storage to 24" below ceiling or 18" from sprinkler heads			
39	Remove waste, debris, and rubbish material from the premises daily	inspecting Officer: <u>[Signature]</u> FPD ____ COMPANY ____ Shift ____ Page ____ of ____		
40	Remove waste, debris, and rubbish material from the premises daily			
41	Remove waste, debris, and rubbish material from the premises daily			

DISTRIBUTION: WHITE TO FPD YELLOW TO OWNER/OCCUPANT PINK TO OWNER WITH FINAL CLEARANCE

**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
- ☐ PUD Conceptual
- ☒ PUD Phase Approval Preliminary or Final
- ☐ PRUD Conceptual
- ☐ PRUD Phase Approval/Preliminary or Final
- ☐ Subdivision
- ☐ Vacation of Subdivision
- ☐ Variance
- ☐ Water Transfer
- ☐ Zone Change
- ☐ Other Land Use Permit _____

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

Project Name: WATER'S EDGE RESORT Phase 8A - Final
Current Zone: _____ Proposed Zone: _____

Property Address: 88 S. Bear Creek Blvd, Garden City

Parcel # _____

Contact Person: CHRIS SHUMAN Phone #: 801-830-6060

E-mail address: CHRIS@FUNOURTH.COM

Mailing Address: 1095 W. 100 S. Suite 100, Provo, Utah 84604

Applicant (if different): ARKIE LAND CO. Phone #: 801-830-6060

Mailing Address: SAME

Property Owner of Record (if different): _____ Phone #: _____

Mailing Address: _____

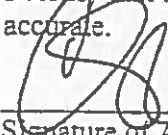
Project Start date: _____ Completion date: _____

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

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

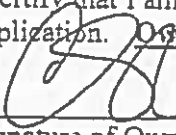
Non-residential building size: _____

I certify that the information contained in this application and supporting materials is correct and accurate.



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.**

 *for Andre Lonsky*

Signature of Owner of Record

Signature of Owner of Record

Signature of Owner of Record

Office Use Only

Date Received: 10-28-19
Fee: 1000.00 Phase - 2343.50 dep.
By: SCM

RESOLUTION NO. R19-02

A RESOLUTION UPDATING THE EMPLOYEE HANDBOOK TO INCLUDE THE ACCEPTABLE USE OF CITY PROPERTY.

WHEREAS, the Town of Garden City is a town duly incorporated under the general laws of the State of Utah; and

WHEREAS, House Bill 76-8-402 has been signed into law; and

WHEREAS, The Garden City Town Council wants to avoid placing, on city employees, an unreasonable risk of committing a violation to 76-8-402.

NOW THEREFORE, be it resolved by the Town Council of the Town of Garden City, County of Rich, State of Utah, to update the Garden City Personnel Handbook and to amend and include the Acceptable Use of City Property. This policy will be placed in section 6-06 as follows and include a definition for employee in section 3:

GARDEN CITY PERSONNEL POLICY SECTION 6-06 ACCEPTABLE USE OF CITY PROPERTY

This policy is intended to define authorized personal use of town property, including for purposes of Utah Code Ann. 76-8-402(1)(a).

Acceptable Use of City Property. Town owned property is public property and is to be used for the benefit of the public. City offices, departments, and employees are to use town owned property to achieve the purposes of town government. However, incidental personal use of town owned property by employees is permitted. The only personal use of town owned property that is unauthorized is personal use which occurs after the employee is provided written notice form a department head prohibiting the use.

If an employee's personal use of town owned property creates more than a de minimis cost to the town, the employee shall reimburse the town for the cost of the personal use. If town owned property is damaged during personal use and must be repaired or replaced, the employee shall pay the cost to repair or replacement.

This policy applies to all town offices and departments. This policy supersedes all other town policies related to personal use of town owned property.

SECTION 3

"Employee" means one of the following who performs services for the town, whether or not paid: an employee, including an elected official; a volunteer; a board or committee member; a consultant; or a contractor.

This resolution shall take effect immediately upon approval.

DATED this 11th day of July, 2019

APPROVED:

Attest:

Michael Leonhardt, Mayor

Kathy Hislop Town Recorder

Council Members Voting

	Aye	Nay
Argyle	—	—
Hansen	—	—
Pope	—	—
Parry	—	—
Leonhardt, Mayor	—	—