

## 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):                       | Ordinance Reference:                           |
|---|--|
| <input type="checkbox"/> Annexation                               | 11A-301  |
| <input type="checkbox"/> Appeal                                   | 11B-400  |
| <input type="checkbox"/> Conditional Use Permit                   | 11C-500  |
| <input type="checkbox"/> Condominium/Townhouse                    | 11E-524 or 11E-525                             |
| <input type="checkbox"/> Encumbrance                              |  |
| <input type="checkbox"/> Extension of Time                        | Subdivision 11E-503/PUD or PRUD<br>11F-107-A-2 |
| <input type="checkbox"/> Lot Split/Lot Line Adjustment            | 11E-506  |
| <input type="checkbox"/> PUD Conceptual                           | 11C-1950, 11E-100, and 11F-100                 |
| <input type="checkbox"/> PUD Phase Approval/Preliminary or Final  | 11C-1950, 11E-100, and 11F-100                 |
| <input type="checkbox"/> PRUD Conceptual                          | 11C-1950, 11E-100, and 11F-100                 |
| <input type="checkbox"/> PRUD Phase Approval/Preliminary or Final | 11C-1950, 11E-100, and 11F-100                 |
| <input checked="" type="checkbox"/> Subdivision                   | 11E-100  |
| <input type="checkbox"/> Vacation of Subdivision                  | 11E-523  |
| <input type="checkbox"/> Variance                                 | 11B-308  |
| <input type="checkbox"/> Water Transfer                           | 13A-1300                                       |
| <input type="checkbox"/> Zone Change                              |  |
| <input type="checkbox"/> AEG Meeting, (Affected Entity Group):    |  |
| <input type="checkbox"/> Other Land Use Permit _____              |  |

Project Name: Osprey Heights Shundahai Master Plan Current Zone: \_\_\_\_\_ Proposed Zone: \_\_\_\_\_

Property Address: TBD east of Paradise Parkway, west of Bear Lake Blvd, south of Snow Meadows

Parcel # 41 - 28 - 000 - 0126 & 41-29-000-25 & 35 & 37 & 48 & 53 & 54

Contact Person: Teri Eynon Phone #: 208-847-5263

E-mail address: teribearlake@gmail.com

Mailing Address: PO Box 361 Garden City, UT 84028

Applicant (if different): Norm Mecham Phone #: 435-757-6278

Mailing Address: PO Box 361 Garden City, UT 84028

Property Owner of Record (if different): Blue Water Resort, LLC & The Leg Phone #: 435-757-6278

Mailing Address: PO Box 361 Garden City, UT 84028

Project Start date: 2023 Completion date: 2028

Describe the proposed project as it should be presented to the hearing body and in the public notices.  
A Phase of Shundahai Master Plan consisting of 67 lots approximately 1/3 acre in size.

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

Lot Size in acres or square feet: .23 to .80 Number of dwellings or lots: 67

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

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

DocuSigned by:

TERI EUNON

\_\_\_\_\_  
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.**

DocuSigned by:

Norm Medham

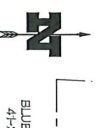
\_\_\_\_\_  
Signature of Owner of Record

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

**Email Form**

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

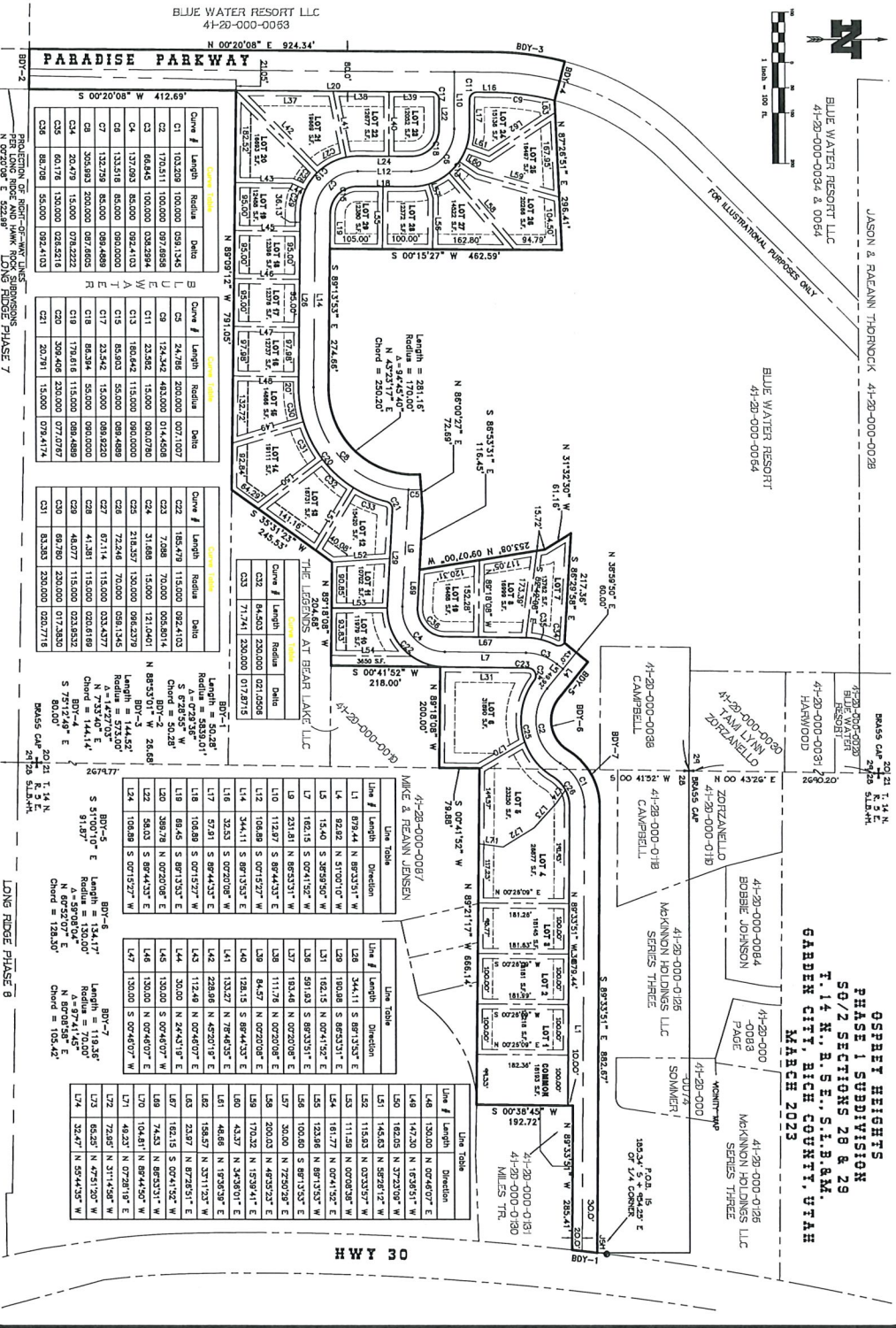
Office Use Only
Date Received: _____
Fee: _____
By: _____



BLU WATER RESORT LLC  
41-20-000-0034 & 0064

JASON & RAELAN THORNOCK 41-20-000-0028

BLU WATER RESORT  
41-20-000-0064



**OSPREY HEIGHTS**  
PHASE 1 SUBDIVISION  
S9/2 SECTIONS 28 & 29  
T. 14 N., R. 9 S., S. 1 B. 4 E.  
GARDEN CITY, RICH COUNTY, UTAH  
MARCH 2023

Curve # Length Radius Date

C1	103.209	100.000	05/9/1345
C2	170.511	100.000	09/7/8958
C3	66.845	100.000	03/8/2894
C4	137.083	65.000	09/24/103
C5	123.518	65.000	09/0/0000
C6	130.829	65.000	09/8/4898
C7	320.893	200.000	09/7/8605
C8	262.478	150.000	07/8/2232
C9	403.176	120.000	02/8/5216
C10	803.708	150.000	09/24/103

Curve # Length Radius Date

C9	24.796	200.000	00/7/607
C10	174.242	40.000	01/4/508
C11	23.582	15.000	09/8/0780
C12	160.442	115.000	09/8/0000
C13	65.803	55.000	09/8/4898
C14	65.803	55.000	09/8/4898
C15	65.803	55.000	09/8/4898
C16	25.342	15.000	09/8/2820
C17	86.394	55.000	09/8/0000
C18	179.616	115.000	09/8/4898
C19	309.406	200.000	07/2/0767
C20	201.911	150.000	07/8/4174

Curve # Length Radius Date

C22	185.479	115.000	09/24/103
C23	7.988	70.000	00/5/8014
C24	31.888	15.000	12/1/2401
C25	218.357	70.000	09/8/2379
C26	72.466	70.000	05/9/1345
C27	67.114	115.000	03/3/4277
C28	41.281	115.000	02/8/1969
C29	48.077	115.000	02/8/3530
C30	60.786	200.000	01/2/8380
C31	83.283	200.000	02/0/7718

Line # Length Direction

L1	679.64	N 89°33'51" W
L2	92.82	N 51°00'10" W
L3	15.40	S 28°59'50" W
L4	153.40	S 00°41'52" W
L5	231.81	N 89°33'51" W
L6	162.15	N 09°41'52" W
L7	118.87	S 89°44'33" E
L8	111.76	N 09°20'08" E
L9	64.57	N 09°20'08" E
L10	34.11	S 89°33'51" E
L11	32.53	S 09°20'08" W
L12	51.91	S 89°44'33" E
L13	108.88	S 09°15'27" W
L14	108.88	S 09°15'27" W
L15	108.88	S 09°15'27" W
L16	108.88	S 09°15'27" W
L17	51.91	S 89°44'33" E
L18	108.88	S 09°15'27" W
L19	68.45	S 89°13'51" E
L20	388.78	N 09°20'08" E
L21	58.03	S 89°44'33" E
L22	58.03	S 89°44'33" E
L23	130.00	S 09°46'07" W
L24	108.88	S 09°15'27" W

Line # Length Direction

L46	142.00	N 07°46'07" E
L47	162.05	N 37°23'05" W
L48	145.03	N 89°33'51" W
L49	115.83	N 03°53'57" W
L50	111.59	N 00°08'38" W
L51	161.77	N 00°41'52" E
L52	123.96	N 89°13'51" W
L53	100.00	N 89°13'51" E
L54	200.03	N 49°53'21" E
L55	30.00	N 72°02'02" E
L56	100.00	N 89°13'51" E
L57	170.32	N 19°39'41" E
L58	43.57	N 34°50'11" E
L59	48.68	N 19°39'58" E
L60	158.57	N 33°11'23" W
L61	23.87	N 87°85'91" E
L62	162.15	S 02°41'52" W
L63	23.87	N 87°85'91" E
L64	74.53	N 89°33'51" W
L65	104.81	N 89°44'33" W
L66	72.85	N 07°28'10" E
L67	72.85	N 31°43'58" W
L68	65.25	N 47°11'20" W
L69	32.47	N 55°44'33" W

**COUNTY RECORDER'S NO.**  
STATE OF UTAH, COUNTY OF \_\_\_\_\_  
DATE \_\_\_\_\_ TIME \_\_\_\_\_  
BY THE REQUEST OF \_\_\_\_\_  
AS REQUESTED \_\_\_\_\_

**ROCKY M.T. POWERS**  
THE DESIGNER OF THIS PLAN HAS BEEN REVIEWED AND ACCEPTED BY ROCKY M.T. POWERS  
THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 2023

REPRESENTATIVE

**PLANNING COMMISSION APPROVAL**  
APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 2023  
BY THE GARDEN CITY PLANNING AND ZONING COMMISSION.

**COUNCIL APPROVAL AND ACCEPTANCE**  
PRESENTED TO THE GARDEN CITY COUNCIL ON \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 2023 AT WHICH TIME THIS SUBMISSION WAS APPROVED AND ACCEPTED.

MAJOR \_\_\_\_\_ ATTNEY \_\_\_\_\_

**ENGINEER'S CERTIFICATE**  
I HEREBY CERTIFY THAT I HAVE EXAMINED THIS PLAN AND FIND IT TO BE CORRECT AND IN ACCORDANCE WITH THE INFORMATION ON FILE IN THIS OFFICE.

DATE \_\_\_\_\_ ENGINEER \_\_\_\_\_

**BOUNDARY DESCRIPTION**

**OWNER'S DEDICATION**

**APPROVAL AS TO FORM**  
THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 2023

ATTORNEY \_\_\_\_\_

**SURVEYING & DRAFTING INC.**  
P.O. BOX 300 • TELLUSTON, UTAH 84399  
(435) 846-8590 • TOLL FREE 1-888-420-8588