

Town of Garden City

P.O. BOX 207
GARDEN CITY, UTAH 84028
(801) 946-2901


When recorded, please mail to:

City Recorder
Town of Garden City
P.O. Box 207
Garden City, UT 84028

NOTICE OF ADOPTION OF A REDEVELOPMENT PLAN ENTITLED "BEAR LAKE BOULEVARD REDEVELOPMENT PROJECT AREA", DATED JUNE 13, 1991.


Pursuant to Section 17A-2-1232, Utah Code Annotated, as amended, the following information is recorded in the Office of the Recorder of Rich County:

1. A description of the land within the project area.
See attached.
2. A statement that the Redevelopment Plan for the project area has been approved. The Town Council of Garden City has adopted a redevelopment plan entitled, "Bear Lake Boulevard Redevelopment Plan", dated June 13, 1991, adopted as the "final" plan for the project area.
3. The date of approval. The Redevelopment Plan was approved on the 19th day of August, 1991 at the time the Ordinance was adopted and became effective on the 6th day of September, 1991, the date that the Ordinance was first posted.


Bryce R. Nielson
Chairman
Garden City
Redevelopment Agency

SUBSCRIBED AND SWORN TO BEFORE ME, A NOTARY PUBLIC, THIS 27th DAY OF December, 1991.




Notary Public

Recorded DEC 9 0 1991 Filing No. 42035
At 1:48 PM In Book 46 Page 496
Fee No fee Debra L. Ames, Rich County Recorder
Requested By Town of Garden City

RDA BOUNDARY DESCRIPTION

GARDEN CITY CBD PROJECT AREA

Beginning at the northwest corner of Block 5 of the Rich County SE 1/4, NW 1/4 Section 21 T14 N.R. 5 E. SLB&M, and being the intersection of US Highway 89 and 150 South thence east 273 feet more or less to the northwest property line of parcel 41-21-40-067, thence north 448 feet more or less to the northeast corner of lot 41-21-40-066, thence east 503.58 feet more or less along the south property line of parcel 41-21-40-057 to the meridian line of Bear Lake; thence north along said line to the Northeast property line of parcel 41-21-40-072, thence west 586.59 feet more or less to the northeast property of Parcel 41-21-40-074, thence south 208.71 feet, thence, west 208.71 feet more or less to the east right of way of US Highway 89, thence north along US Highway 89 504.81 feet more or less to the southeast corner of US Highway 89 and 75 North Street; thence east along 75 North Street to the end of the dedicated right of way; thence north along said 75 North Street to the north side of 75 North Street; thence west along the north side of 75 North Street to US Highway 89; thence north along US Highway 89, 600 feet more or less to the southeast corner of 200 North Street; thence east along 200 North Street to the end of the dedicated right of way; thence north along said 200 North Street to the north side of 200 North Street; thence west along the north side of 200 North Street to US Highway 89; thence north along the eastern right of way of US Highway 89 to the northern city limits of Garden City, Utah; thence west along the northern boundary of Garden City, Utah 1320 feet more or less to the northeast corner of the property known as Raspberry Patch Estates Unit III; thence south 2650 feet more or less to the northwest corner of lot 2 of Section 17, T14N; R.5E. SLB&M; excluding there from the 9.9 acres known as Raspberry Estates Unit 1, and the 1.51 acres known as the common area for Phase 2. Thence east 1325 feet more or less to the west right of way of US Highway 89 thence south along US Highway 89 to the northwest corner of 200 North and US Highway 89; thence west along 200 North to the northwest corner of 100 West Street; thence south along the westerly side of 100 West to the southwest corner of 100 West and Logan Road; thence east along Logan Road to US Highway 89; thence south 99 feet more or less to the northwest corner of 50 South Street; thence west along the north side of 50 South to the end of the dedicated right of way; thence south across said 50 South to the south side of 50 South;

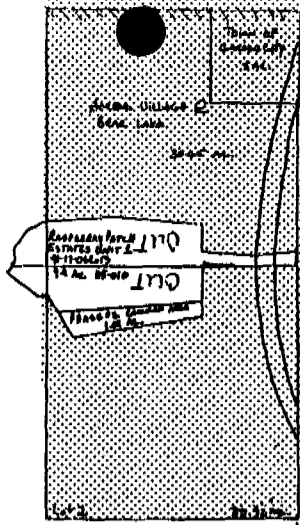
thence east along the south side of 50 South to the west right of way of US Highway 89; thence south along the said west side of US Highway 89 and 150 South Street; thence west along the north side of 150 South Street to the end of the dedicated right of way; thence south across the end of the right of way to the south side of 150 South thence east along 150 South to the point of beginning.

Excluding the following parcels of property from the above boundary description:

41-21-40-061
41-21-40-068
41-21-40-069
41-21-40-062
41-21-40-067
41-21-40-059
41-21-40-070
41-21-40-021
41-21-40-006
41-21-40-008
41-21-40-001
41-21-40-002
41-21-40-003

PROPERTY LOCATED IN GARDEN CITY RDA

<u>Property Tax ID Number</u>	<u>Owner on Plat (April 1991)</u>
41-17-00-018	Harbor Village
41-17-00-017	Harbor Village
41-17-00-003	Garden City
41-21-40-007	Lynn & Cynthia Hall
41-21-40-004	Paul Webb
41-21-40-005	Harold Negus
41-21-40-119	Dora Mecham
41-21-40-010	Renaë Labeau
41-21-40-011	Pearl Taylor/Darrel Sims
41-21-40-013 (2 parcels)	Bob Hardy
41-21-40-153 (2 parcels)	Blaine Liechty
41-21-40-149	Terry & Jeannie Willis
41-21-40-152	Terry & Jeannie Willis
41-21-40-134	Cache Valley Bank
41-21-40-151	Cache Valley Bank
41-21-40-022	SBA
41-21-40-023	Harry & Barbara Bennion
41-21-40-072	Norman Mecham
41-21-40-057 (2 parcels)	Maurine Pulley
41-21-40-063	Rick Humphreys
41-21-40-066	Michelle Havens

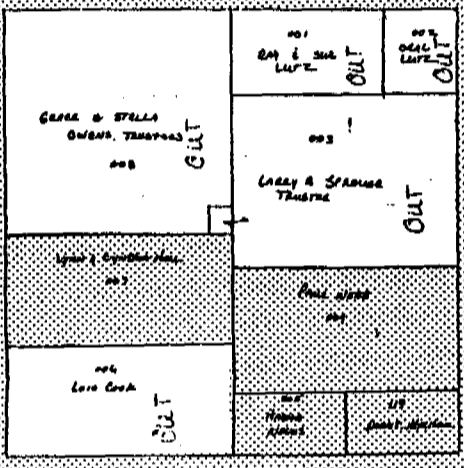


US 89

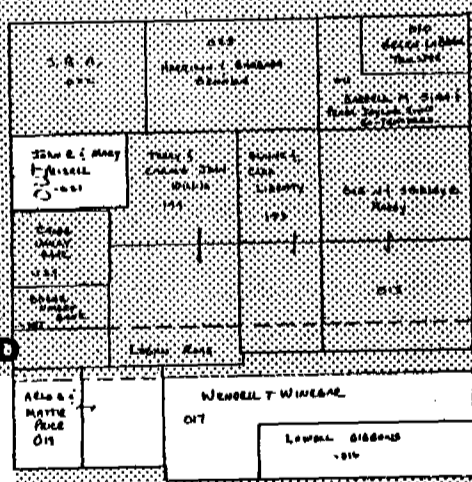
RDA PROJECT AREA

PROPERTY EXCLUDED

N 002



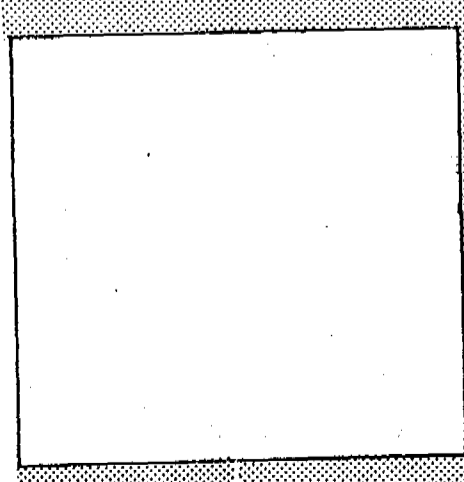
N 75 N



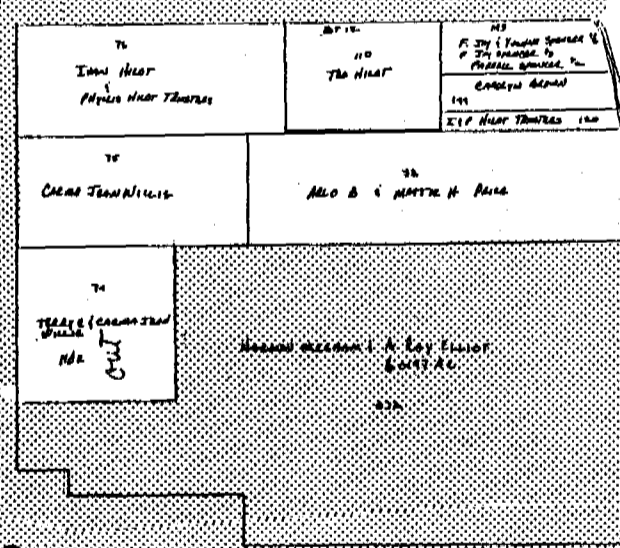
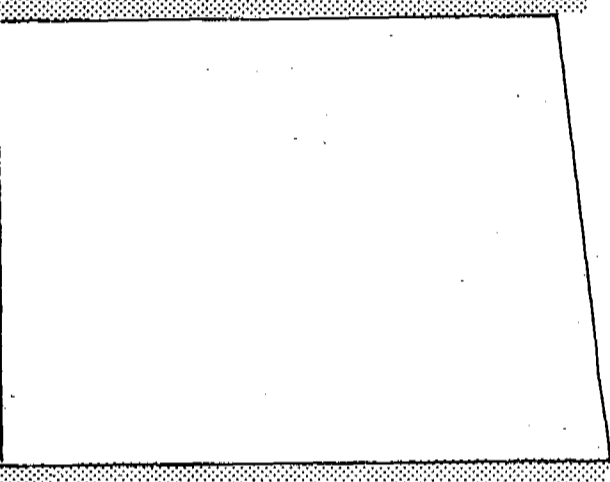
LOGAN ROAD

100 W

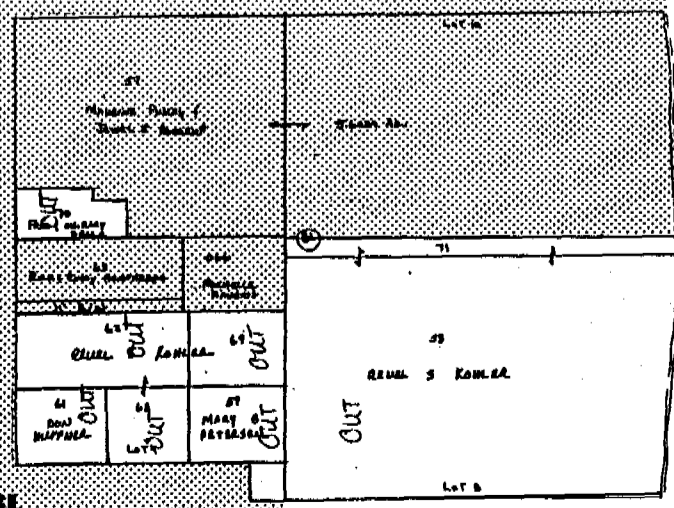
S 05



S 150 S



BEAR LAKE



Scale 1:2500

TO: Pamela Shaul, County Auditor
Debra Ames, County Recorder

FROM: Bryce Nielsen, Garden City Mayor
Randy Sant, RDA Consultant

DATE: December 26, 1991

SUBJECT: Tax increment and base year value for tax
identification number 41-17-00-018.

In recording the attached legal description for the Garden City RDA Project Area, Debra brought to our attention that we were dividing the above tax number in half making it impossible to distribute tax increment proceeds in the future.

We understand the problem and would propose the following as a solution. We recommend that in establishing the base year value, the Auditor use the value as of January 1, 1991 of parcel 41-17-00-018 in its entirety. As development occurs on the property located within the RDA project area, we will require the developer to file with the County Recorder a new subdivision plat, which will require the establishment of a new tax identification number. The tax increment will be determined by subtracting the base year value of the entire parcel 41-17-00-018, from the value of this new development which will be assigned a different tax identification number.

The above proposal does not require the Auditor to split the parcel for tax purposes. In addition it will allow the RDA to keep the legal description as is, and take tax increment only as the property is developed.

This memo should be kept on file with the other RDA documents mailed to your office earlier this year. Please contact Randy at 1-774-1042 if you have other problems or concerns.

15 May 1987

Garden City, Utah Incorporated
Rich County

To Whom It May Concern:

Whereas some future real property improvements of the commercial and residential development known as Raspberry Patch Subdivision (aka Harbor Village) located in Garden City, Utah will be constructed at an elevation above the existing canal located on the property, the developer, Dennis F. Bullock hereby agrees and guarantees the following:

All increase in storm drainage runoff that is caused by future real property improvements that are located at an elevation above the subject canal will be fully diverted, collected, and conveyed via culvert or similar pipe system across the location of the canal and will not be allowed to enter the canal.

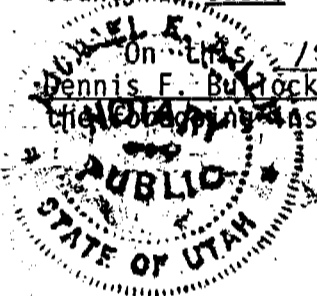
The developer will install the diversion and collection system and agrees to maintain the system.

Sincerely yours,

Dennis F. Bullock
Dennis F. Bullock, Developer
460 Edgehill Drive
Providence, UT 84332

State of Utah
County of Cache

On this 15th day of May, 1987, before me personally appeared Dennis F. Bullock to me known to be the person described in, and who executed the foregoing instrument and acknowledged that he executed the same



Michael E. Ballif
Michael E. Ballif
Notary Public

Notary Seal

My term expires: February 1, 1991

Recorded MAY 20 1987 Filing No. 35336
At 9:45 AM In Book K5 Page 109
Fee 7.00 Debra L. Ames, Rich County Recorder
Requested By Jay Hodges

Accepted

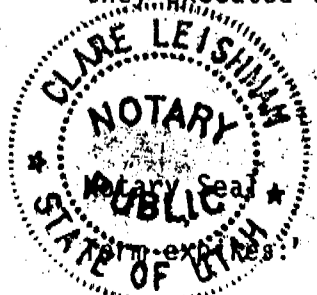
Jay P. Hodges
Hodges Canal Company, Inc.
by _____
President

Accepted

Swan Creek Canal Company, Inc.
by Ray Thompson
President

State of Utah
County of Cache

On this 19 day of May, 1987, before me personally appeared Jay P. Hodges to me known to be the person(s) described in, and who executed the foregoing instrument and acknowledged that they executed the same.



Clare Leishman
Notary Public

MY COMMISSION EXPIRES AUGUST 4, 1990