

# BUILDING PERMIT PRE-REVIEW AGREEMENT and NOTICE for Sawmill Subdivision Phase 1B All of Lots 1-26

WHEREAS: Heber City as CITY, and SAWMILL 16, LLC, A Utah Limited Liability Company as APPLICANT/DEVELOPER/OWNER, ("APPLICANT"), and

WHEREAS: APPLICANT and Lot Owner(s) has/ have requested to be allowed to submit documents to begin the building permit review process ahead of completing all essential facilities for the project, which is technically different from the requirements of Heber City Code 15.08.020, and

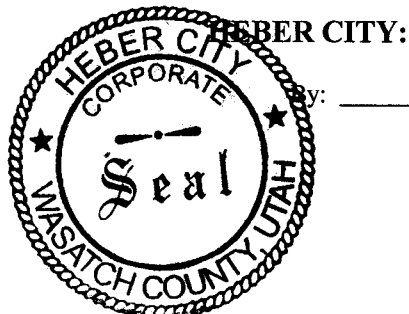
WHEREAS, notwithstanding said requirement, in consideration for the acknowledgments, releases and obligations by and of the Applicant and potential Lot Owner(s), contained in this Building Permit Pre-Review Agreement and Notice ("Agreement"), Heber City is willing to allow the building permit review process to initiate prior to the completion of all essential facilities;

NOW, THEREFORE, CITY agrees to accept for review only, building permit documents for lots in this Subdivision described in Exhibit A, and APPLICANT and Lot Owner(s) agree to release Heber City from any obligation or requirement to issue building permits, and acknowledge(s) that none shall be issued, until, at City's sole discretion, it deems the essential facilities and review process have been completed, all requirements met, and that building permits may be approved.

"Applicant and Lot Owner(s)", as used in this Agreement, shall also refer to the heirs, executors, administrators, successors, and/or assigns of Applicant and Lot Owner(s) respectively.

An additional requirement of the review process for this Subdivision and Project, pursuant to and as a condition of this Agreement and Notice, shall be that Applicant shall cause this Notice to be recorded against the Plat and all lots, specifically to serve as a public record notice of this building permit issuance restriction. It is the specific intention of this notice, to notify these parties and any potential purchasers of the Development and individual lots, of this restriction.

All lot owners of this subdivision shall be required to sign this Agreement. Release of this Notice shall be recorded only after the subdivision has been accepted by the City.



HEBER CITY:

*Kelleen Potter*  
Kelleen Potter, Mayor

ATTEST:

*Trina Cooke*  
Trina Cooke, Recorder

APPLICANT AND OWNER:

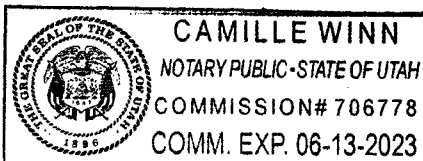
By: *[Signature]*

Heath Johnston  
(Printed Name)

STATE OF Utah )  
COUNTY OF Utah : ss.

on the 26th day of March, 2021, personally appeared before me Heath Johnston, the landowner of the property described in the above document and duly acknowledged to me that they executed the same.

*Camille Winn*  
NOTARY PUBLIC

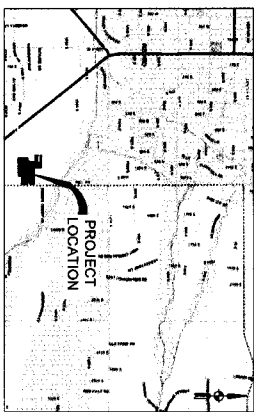


Ent 496908 Bk 1346 Pg 1013-1015  
Date: 30-MAR-2021 2:32:18PM  
Fee: \$72.00 Check Filed By: HP  
MARCY M MURRAY, Recorder  
WASATCH COUNTY CORPORATION  
For: RIDGEPPOINT MANAGEMENT GROUP LLC

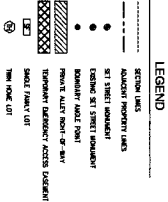
PROJECT: C18-030  
SHEET: 1 OF 2  
DATE: 09/14/2008



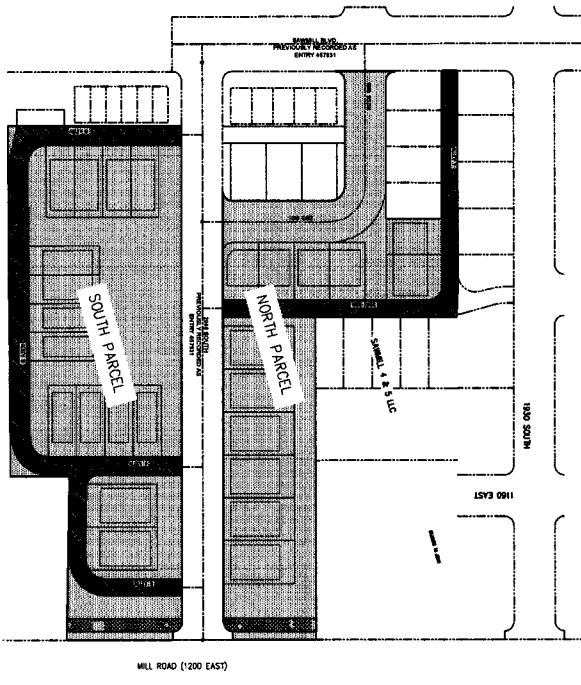
**SAWMILL SUBDIVISION PHASE 1B**  
LOCATED IN THE SOUTHWEST 1/4 OF SECTION 8, TOWNSHIP 4 SOUTH, RANGE 5 EAST, S248A,  
HEBER CITY, WASHINGTON COUNTY, UTAH



VICINITY MAP

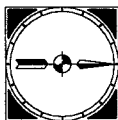


LEGEND



NOTES

**PUBLIC UTILITY EASEMENTS:**  
ALL EASEMENTS ARE TO BE SHOWN AND MARKED BY PLACED WITH DIMENSIONS AS SHOWN ON THIS PLAN.  
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**PROPERTY CORNER NOTES:**  
1. SURVEYOR HAS VISITED THE PROPERTY CORNERS AND FOUND THEM TO BE CORRECTLY LOCATED.  
2. ALL CORNERS ARE TO BE MARKED BY PLACED WITH DIMENSIONS AS SHOWN ON THIS PLAN.  
**ZONING INFORMATION:**  
THE CITY ENGINEER HAS REVIEWED THE ZONING MAP AND FOUND THAT THE PROPERTY IS ZONED AS RESIDENTIAL SINGLE-FAMILY (RS-1).  
**PRIVATE UTILITY LATERALS:**  
THE ENGINEER HAS REVIEWED THE PLANS AND FOUND THAT THE PRIVATE UTILITY LATERALS ARE LOCATED AS SHOWN ON THIS PLAN.  
**PLAT NOTES:**  
1. THIS PLAT IS A PART OF THE SAWMILL SUBDIVISION PHASE 1B.  
2. THE CITY ENGINEER HAS REVIEWED THE PLANS AND FOUND THEM TO BE CORRECTLY LOCATED.  
3. ALL CORNERS ARE TO BE MARKED BY PLACED WITH DIMENSIONS AS SHOWN ON THIS PLAN.  
4. THE CITY ENGINEER HAS REVIEWED THE ZONING MAP AND FOUND THAT THE PROPERTY IS ZONED AS RESIDENTIAL SINGLE-FAMILY (RS-1).  
5. THE ENGINEER HAS REVIEWED THE PLANS AND FOUND THAT THE PRIVATE UTILITY LATERALS ARE LOCATED AS SHOWN ON THIS PLAN.



**NORTH PARCEL BOUNDARY DESCRIPTION**

BEARING AND DISTANCE TO THE NE CORNER OF THE NORTH PARCEL IS 15.10 DEGREES 00' 00" NORTH 15.10 FEET. BEARING AND DISTANCE TO THE SE CORNER OF THE NORTH PARCEL IS 75.00 DEGREES 00' 00" WEST 15.10 FEET. BEARING AND DISTANCE TO THE SW CORNER OF THE NORTH PARCEL IS 75.00 DEGREES 00' 00" WEST 15.10 FEET. BEARING AND DISTANCE TO THE NW CORNER OF THE NORTH PARCEL IS 15.10 DEGREES 00' 00" NORTH 15.10 FEET.

**SOUTH PARCEL BOUNDARY DESCRIPTION**

BEARING AND DISTANCE TO THE NE CORNER OF THE SOUTH PARCEL IS 15.10 DEGREES 00' 00" NORTH 15.10 FEET. BEARING AND DISTANCE TO THE SE CORNER OF THE SOUTH PARCEL IS 75.00 DEGREES 00' 00" WEST 15.10 FEET. BEARING AND DISTANCE TO THE SW CORNER OF THE SOUTH PARCEL IS 75.00 DEGREES 00' 00" WEST 15.10 FEET. BEARING AND DISTANCE TO THE NW CORNER OF THE SOUTH PARCEL IS 15.10 DEGREES 00' 00" NORTH 15.10 FEET.

**ACKNOWLEDGMENT**

THE CITY ENGINEER HAS REVIEWED THE PLANS AND FOUND THEM TO BE CORRECTLY LOCATED. ALL CORNERS ARE TO BE MARKED BY PLACED WITH DIMENSIONS AS SHOWN ON THIS PLAN. THE CITY ENGINEER HAS REVIEWED THE ZONING MAP AND FOUND THAT THE PROPERTY IS ZONED AS RESIDENTIAL SINGLE-FAMILY (RS-1). THE ENGINEER HAS REVIEWED THE PLANS AND FOUND THAT THE PRIVATE UTILITY LATERALS ARE LOCATED AS SHOWN ON THIS PLAN.

**ACCEPTANCE BY LEGISLATIVE BODY**

HEBER CITY ENGINEER APPROVAL: \_\_\_\_\_  
WASATCH COUNTY SURVEYOR: \_\_\_\_\_

**WASATCH COUNTY SURVEYOR**

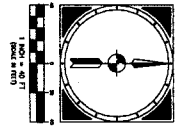
HEBER CITY ENGINEER APPROVAL: \_\_\_\_\_  
WASATCH COUNTY SURVEYOR: \_\_\_\_\_

**WASATCH COUNTY RECORDER**

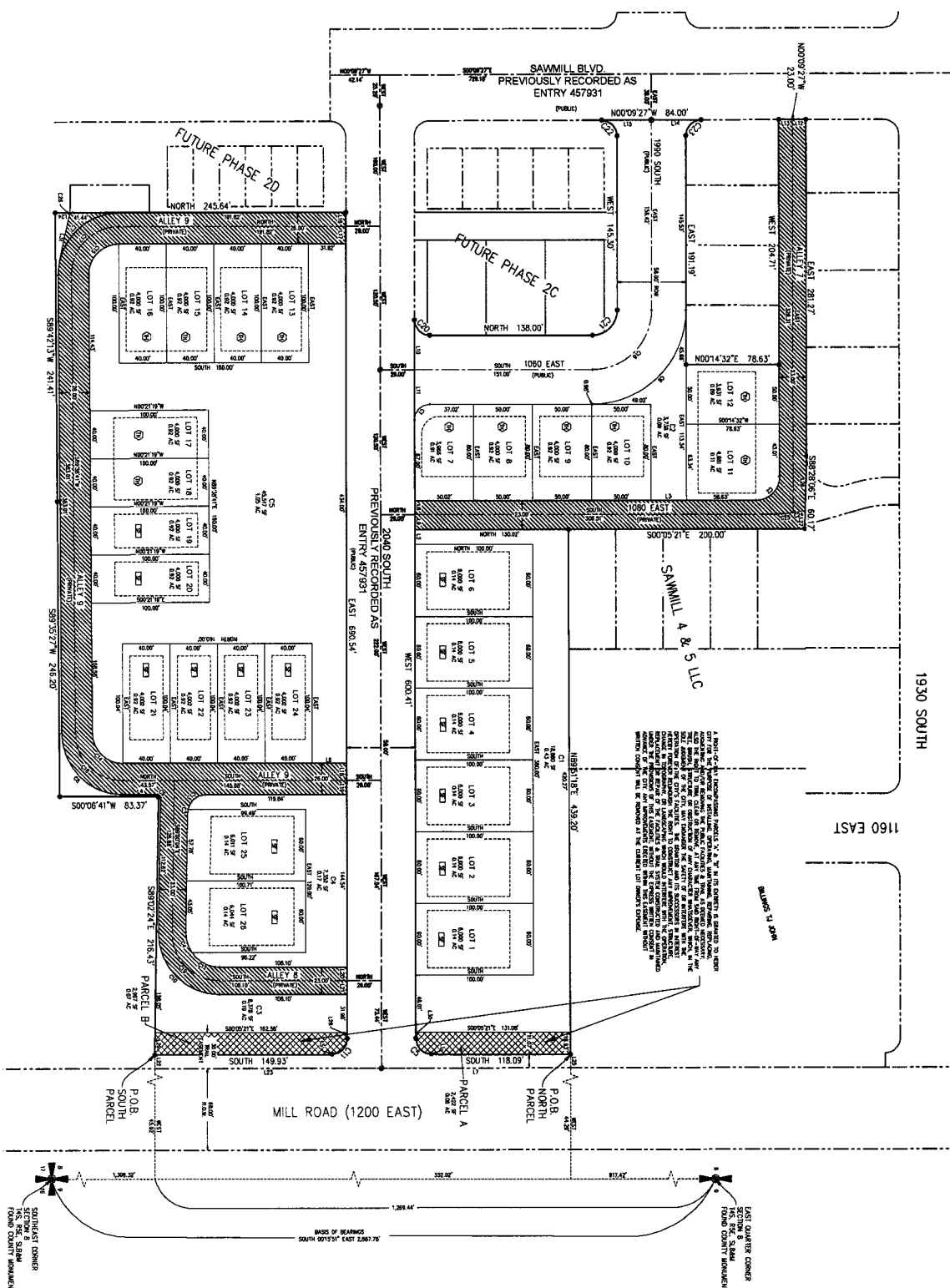
HEBER CITY ENGINEER APPROVAL: \_\_\_\_\_  
WASATCH COUNTY SURVEYOR: \_\_\_\_\_

**LAND USE AUTHORITY**

HEBER CITY ENGINEER APPROVAL: \_\_\_\_\_  
WASATCH COUNTY SURVEYOR: \_\_\_\_\_



| LOT # | AREA (SQ. FT.) | AREA (SQ. AC.) |
|-------|----------------|----------------|
| 1     | 4,000          | 0.092          |
| 2     | 4,000          | 0.092          |
| 3     | 4,000          | 0.092          |
| 4     | 4,000          | 0.092          |
| 5     | 4,000          | 0.092          |
| 6     | 4,000          | 0.092          |
| 7     | 4,000          | 0.092          |
| 8     | 4,000          | 0.092          |
| 9     | 4,000          | 0.092          |
| 10    | 4,000          | 0.092          |
| 11    | 4,000          | 0.092          |
| 12    | 4,000          | 0.092          |
| 13    | 4,000          | 0.092          |
| 14    | 4,000          | 0.092          |
| 15    | 4,000          | 0.092          |
| 16    | 4,000          | 0.092          |
| 17    | 4,000          | 0.092          |
| 18    | 4,000          | 0.092          |
| 19    | 4,000          | 0.092          |
| 20    | 4,000          | 0.092          |
| 21    | 4,000          | 0.092          |
| 22    | 4,000          | 0.092          |
| 23    | 4,000          | 0.092          |
| 24    | 4,000          | 0.092          |
| 25    | 4,000          | 0.092          |
| 26    | 4,000          | 0.092          |
| 27    | 4,000          | 0.092          |
| 28    | 4,000          | 0.092          |
| 29    | 4,000          | 0.092          |
| 30    | 4,000          | 0.092          |
| 31    | 4,000          | 0.092          |
| 32    | 4,000          | 0.092          |
| 33    | 4,000          | 0.092          |
| 34    | 4,000          | 0.092          |
| 35    | 4,000          | 0.092          |
| 36    | 4,000          | 0.092          |
| 37    | 4,000          | 0.092          |
| 38    | 4,000          | 0.092          |
| 39    | 4,000          | 0.092          |
| 40    | 4,000          | 0.092          |
| 41    | 4,000          | 0.092          |
| 42    | 4,000          | 0.092          |
| 43    | 4,000          | 0.092          |
| 44    | 4,000          | 0.092          |
| 45    | 4,000          | 0.092          |
| 46    | 4,000          | 0.092          |
| 47    | 4,000          | 0.092          |
| 48    | 4,000          | 0.092          |
| 49    | 4,000          | 0.092          |
| 50    | 4,000          | 0.092          |
| 51    | 4,000          | 0.092          |
| 52    | 4,000          | 0.092          |
| 53    | 4,000          | 0.092          |
| 54    | 4,000          | 0.092          |
| 55    | 4,000          | 0.092          |
| 56    | 4,000          | 0.092          |
| 57    | 4,000          | 0.092          |
| 58    | 4,000          | 0.092          |
| 59    | 4,000          | 0.092          |
| 60    | 4,000          | 0.092          |
| 61    | 4,000          | 0.092          |
| 62    | 4,000          | 0.092          |
| 63    | 4,000          | 0.092          |
| 64    | 4,000          | 0.092          |
| 65    | 4,000          | 0.092          |
| 66    | 4,000          | 0.092          |
| 67    | 4,000          | 0.092          |
| 68    | 4,000          | 0.092          |
| 69    | 4,000          | 0.092          |
| 70    | 4,000          | 0.092          |
| 71    | 4,000          | 0.092          |
| 72    | 4,000          | 0.092          |
| 73    | 4,000          | 0.092          |
| 74    | 4,000          | 0.092          |
| 75    | 4,000          | 0.092          |
| 76    | 4,000          | 0.092          |
| 77    | 4,000          | 0.092          |
| 78    | 4,000          | 0.092          |
| 79    | 4,000          | 0.092          |
| 80    | 4,000          | 0.092          |
| 81    | 4,000          | 0.092          |
| 82    | 4,000          | 0.092          |
| 83    | 4,000          | 0.092          |
| 84    | 4,000          | 0.092          |
| 85    | 4,000          | 0.092          |
| 86    | 4,000          | 0.092          |
| 87    | 4,000          | 0.092          |
| 88    | 4,000          | 0.092          |
| 89    | 4,000          | 0.092          |
| 90    | 4,000          | 0.092          |
| 91    | 4,000          | 0.092          |
| 92    | 4,000          | 0.092          |
| 93    | 4,000          | 0.092          |
| 94    | 4,000          | 0.092          |
| 95    | 4,000          | 0.092          |
| 96    | 4,000          | 0.092          |
| 97    | 4,000          | 0.092          |
| 98    | 4,000          | 0.092          |
| 99    | 4,000          | 0.092          |
| 100   | 4,000          | 0.092          |



PROJECT: C18-030  
 SHEET: 2 OF 2  
 SCALE: DATE: 09/17/2020

Submitted Engineering Group, Inc.  
 1400 S. 10th Street, Suite 100  
 Phoenix, AZ 85026  
 P: (602) 998-8888  
 F: (602) 998-8889  
 E: info@segi.com

APPROVED FOR RECORD:  
 [Signature]  
 REGISTERED PROFESSIONAL ENGINEER  
 No. 12345  
 State of Arizona

**SAWMILL SUBDIVISION PHASE 1B**

LOCATED IN THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 4 SOUTH, RANGE 9 EAST, SUBM. 1  
 MARICOPA COUNTY, ARIZONA