

STATE OF UTAH



OFFICE OF THE LIEUTENANT GOVERNOR

CERTIFICATE OF INCORPORATION

I, Deidre M. Henderson, Lieutenant Governor of the State of Utah, hereby certify that there has been filed in my office a notice of incorporation for the MIDA SUNDANCE PUBLIC INFRASTRUCTURE DISTRICT located in UTAH COUNTY, dated APRIL 12, 2024, complying with Section §17B-1-215, Utah Code Annotated, 1953, as amended.

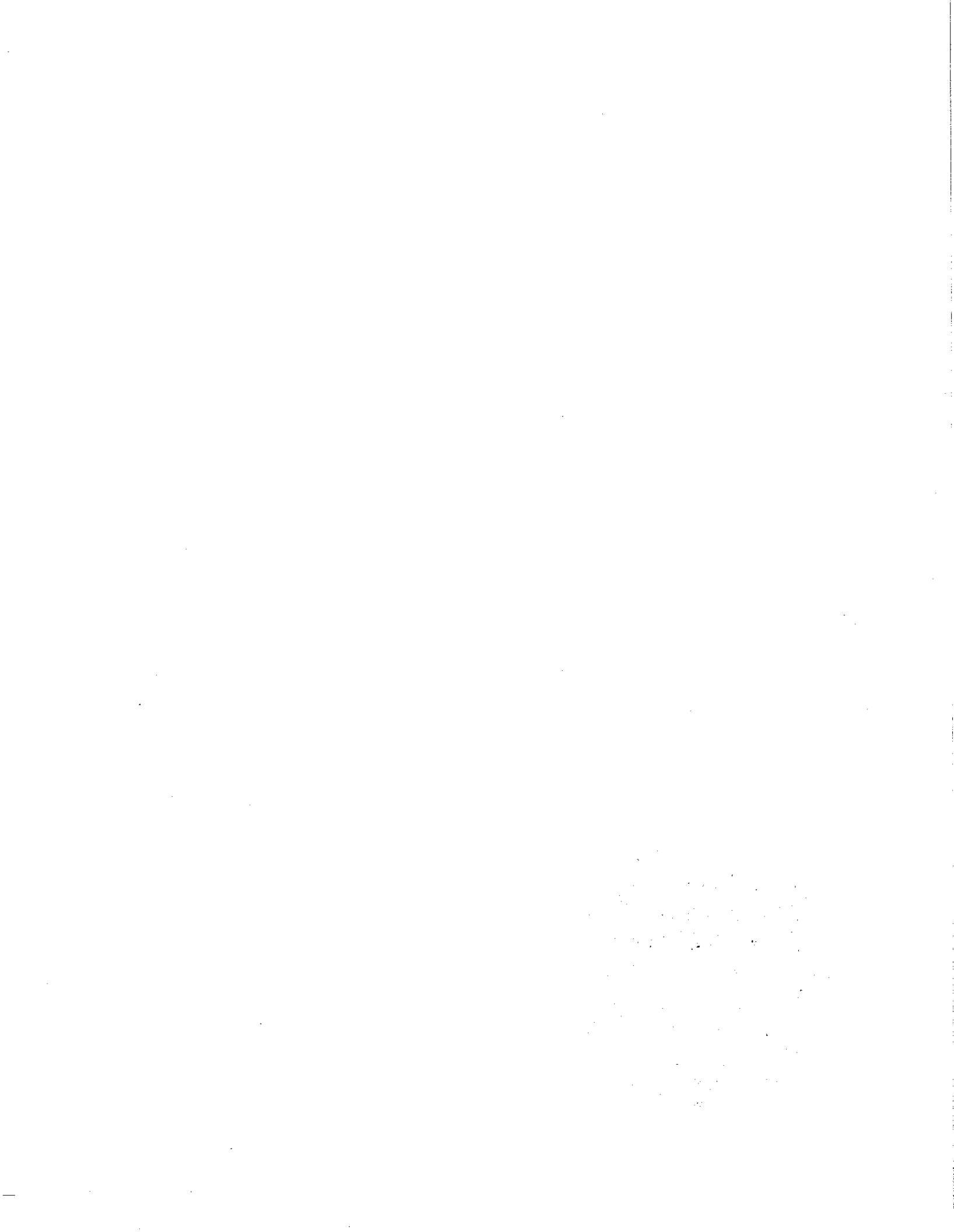
Now, therefore, notice is hereby given to all whom it may concern that the attached is a true and correct copy of the notice of incorporation, referred to above, on file with the Office of the Lieutenant Governor pertaining to the MIDA SUNDANCE PUBLIC INFRASTRUCTURE DISTRICT, located in UTAH COUNTY, State of Utah.



IN TESTIMONY WHEREOF, I have hereunto set my hand, and affixed the Great Seal of the State of Utah this 10th day of May, 2024 at Salt Lake City, Utah.

A handwritten signature in black ink, reading "Deidre M. Henderson".

DEIDRE M. HENDERSON
Lieutenant Governor



NOTICE OF IMPENDING BOUNDARY ACTION
(MIDA Sundance Public Infrastructure District)

TO: The Lieutenant Governor, State of Utah

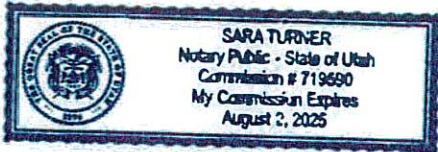
NOTICE IS HEREBY GIVEN that the Board of the Military Installation Development Authority, Utah (the "Board"), acting in its capacity as the creating entity for the MIDA Sundance Public Infrastructure District (the "District"), at a regular meeting of the Board, duly convened pursuant to notice, on April 2, 2024 adopted a *Resolution Providing for the Creation of a Public Infrastructure District*, a true and correct copy of which is attached as EXHIBIT "A" hereto and incorporated by this reference herein (the "Creation Resolution").

A copy of the Final Local Entity Plat satisfying the applicable legal requirements as set forth in Utah Code Ann. §17-23-20, approved as a final local entity plat by the Surveyor of Utah County, Utah, is attached as EXHIBIT "B" hereto and incorporated by this reference. The Board hereby certifies that all requirements applicable to the creation of the District, as more particularly described in the Creation Resolution, have been met. The District is not anticipated to result in the employment of personnel.

WHEREFORE, the Board hereby respectfully requests the issuance of a Certificate of Incorporation pursuant to and in conformance with the provisions of Utah Code Ann. §17B-1-215.

DATED this 10th day of April, 2024.

**THE BOARD OF THE MILITARY DEVELOPMENT
INSTALLATION AUTHORITY, UTAH,
acting in its capacity as the creating authority for the
MIDA Sundance Public Infrastructure District,**



By: *Sally J. Brown*
AUTHORIZED
REPRESENTATIVE

VERIFICATION

STATE OF UTAH)

:ss.
COUNTY OF Salt Lake

SUBSCRIBED AND SWORN to before me this 12th day
of April, 2024.

[Signature]
NOTARY PUBLIC

**EXHIBIT "A" TO NOTICE OF BOUNDARY ACTION
(MIDA Sundance Public Infrastructure District)**

Copy of the Creation Resolution

Kaysville, Utah

April 2, 2024

The Board (the "Board") of the Military Installation Development Authority, Utah ("MIDA"), met in regular session (including by electronic means) on April 2, 2024, at its regular meeting place in Kaysville, Utah at 9:00 a.m., with the following members of the Board being present:

Stuart Adams	Chair
Jerry Stevenson	Vice Chair
Steve Farrell	Boardmember
Gage Froerer	Boardmember
Gary Harter	Boardmember
Mark Shepherd	Boardmember
Mike Ostermiller	Boardmember
Ryan Starks	Non-voting member

Also present:

Paul Morris	Executive Director
Ariana Farber	Deputy Director
Nicole Cottle	Chief Legal and Administrative Officer
Paula Eldredge	Chief Financial Officer

Absent:

After the meeting had been duly called to order and after other matters not pertinent to this Resolution had been discussed, MIDA staff presented to the Board a Certificate of Compliance with Open Meeting Law with respect to this April 2, 2024, meeting, a copy of which is attached hereto as Exhibit A.

Thereupon, the following Resolution was introduced in writing and pursuant to motion ~~duly made by Boardmember Mark Shepherd and seconded by Boardmember Mike Ostermiller~~ adopted by the following vote:

AYE: Steve Farrell, Stuart Adams, Mike Ostermiller, Mark Shepherd, Gary Harter

NAY:

The resolution was later signed by the Chair and recorded by MIDA staff in the official records of MIDA. The resolution is as follows:

RESOLUTION 2024-04

A RESOLUTION OF THE BOARD (THE "BOARD") OF THE MILITARY INSTALLATION DEVELOPMENT AUTHORITY, UTAH ("MIDA"), PROVIDING FOR THE CREATION OF THE MIDA SUNDANCE PUBLIC INFRASTRUCTURE DISTRICT (THE "DISTRICT"), AS A SUBSIDIARY OF MIDA; AUTHORIZING AND APPROVING A GOVERNING DOCUMENT; APPOINTING A BOARD OF TRUSTEES; AUTHORIZING OTHER DOCUMENTS IN CONNECTION THEREWITH; AND RELATED MATTERS.

WHEREAS, MIDA desires to create a public infrastructure district as a subsidiary of MIDA, pursuant to the Public Infrastructure District Act, Title 17B, Chapter 12, Utah Code Annotated 1953, as amended (the "PID Act"), and the Military Installation Development Authority Act, Title 63H, Chapter 1, Code Annotated 1953, as amended (the "MIDA Act" and together with the PID Act, the "Act") for the purpose of financing infrastructure costs and providing operation and maintenance of infrastructure; and

WHEREAS, pursuant to the terms of the Act, MIDA may create a public infrastructure district by adoption of a resolution of the Board and with consent of 100% of all surface property owners proposed to be included in the District (the "Property Owner"); and

WHEREAS, the consent of such Property Owner has been obtained and it is in the best interests of the Property Owner that the creation of the District be authorized in the manner and for the purposes hereinafter set forth; and

WHEREAS, it is necessary to authorize the creation of the District under and in compliance with the laws of the State of Utah and to authorize other actions in connection therewith; and

WHEREAS, the governance of the District shall be in accordance with the PID Act and the terms of a governing document (the "Governing Document") attached hereto as Exhibit B.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD, AS FOLLOWS:

1. Terms defined in the foregoing recitals shall have the same meaning when used herein. All action heretofore taken (not inconsistent with the provisions of this Resolution) by the Board and by officers of the Board directed toward the creation and establishment of the District, are hereby ratified, approved and confirmed.

2. The District is hereby created as a subsidiary of MIDA in accordance with the Governing Document. The boundaries of the District shall be as set forth in the Governing Document.

3. It is hereby found and determined by the Board that the creation of the District as a subsidiary of MIDA under the provisions of the PID Act is appropriate to the general welfare, order and security of MIDA and is in the best interests of the Property Owner, and the organization of the District pursuant to the PID Act is hereby approved.

4. The Governing Document in the form presented to this meeting and attached hereto as Exhibit B is hereby authorized and approved and the District shall be governed by the terms thereof and applicable law.

5. The District Board and executive director of the District are hereby appointed as set forth in the Governing Document.

6. The Board or the Board of Trustees of the District (the "District Board") is hereby authorized and directed to record such Governing Document with the recorder of Utah County within thirty (30) days of the issuance of a Certificate of Creation for the District, as set forth in the Governing Document.

7. Prior to certification of the creation of the District by the Office of the Lieutenant Governor of the State of Utah, the Council does hereby authorize the Executive Director, a Boardmember, District Counsel, or their designee to make any corrections, deletions, or additions to the Governing Document and the Boundary Notices or any other document herein authorized and approved (including, but not limited to, corrections to the property descriptions therein contained) which may be necessary to conform the same to the intent hereof, to correct errors or omissions therein, to complete the same, to remove ambiguities therefrom, or to conform the same to other provisions of said instruments, to the provisions of this Resolution or any resolution adopted by the Council or the provisions of the laws of the State of Utah or the United States (provided that the debt and mill levy limitations established therein may not be modified pursuant to this provision).

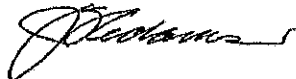
8. If any section, paragraph, clause or provision of this Resolution shall for any reason be held to be invalid or unenforceable, the invalidity or unenforceability of such section, paragraph, clause or provision shall not affect any of the remaining provisions of this Resolution.

9. All acts, orders and resolutions, and parts thereof in conflict with this Resolution be, and the same are hereby, rescinded.


10. This resolution shall take effect immediately.

PASSED AND ADOPTED by the Board of the Military Installation Development Authority, Utah, this April 2, 2024.

MILITARY INSTALLATION DEVELOPMENT
AUTHORITY, UTAH

By:  _____
Chair

ATTEST:

By:  _____
MIDA Staff

(Here follows other business not pertinent to the above.)

Pursuant to motion duly made, the meeting of the Board of MIDA adjourned.

By:  _____
Chair

ATTEST:

By:  _____
MIDA Staff

STATE OF UTAH)
 : ss.
COUNTY OF DAVIS)

I, Sara Turner, the undersigned duly qualified and acting Records Officer of the Military Installation Development Authority, Utah (“MIDA”), do hereby certify as follows:

The foregoing pages are a true, correct, and complete copy of the record of proceedings of the MIDA Board (the “MIDA Board”), had and taken at a lawful meeting of the Board on April 2, 2024, commencing at the hour of 9:00 a.m., as recorded in the regular official book of the proceedings of the MIDA Board kept in my office, and said proceedings were duly had and taken as therein shown, and the meeting therein shown was duly held, and the persons therein were present at said meeting as therein shown.

All members of the MIDA Board were duly notified of said meeting, pursuant to law.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of MIDA, this April 2, 2024.

By: 

Sara Turner, MIDA Records Officer

EXHIBIT A

CERTIFICATE OF COMPLIANCE WITH OPEN MEETING LAW

I, Sara Turner, the undersigned Records Officer of the Military Installation Development Authority, Utah (“MIDA”), do hereby certify that I gave written public notice of the agenda, date, time and place of the meeting held by the MIDA Board (the “Board”) on April 2, 2024, not less than twenty-four (24) hours in advance of the meeting. The public notice was given in compliance with the requirements of the Utah Open and Public Meetings Act, Section 52-4-202, Utah Code Annotated 1953, as amended, by causing a copy of such Notice, in the form attached hereto as Schedule 1, to be published on the Utah Public Notice Website (<http://pmn.utah.gov>) at least twenty-four (24) hours prior to the convening of the meeting.

In addition, the Notice of 2024 Annual Meeting Schedule for the Board of (attached hereto as Schedule 2) was given specifying the date, time and place of the regular meetings of the MIDA Board to be held during the year, by causing said Notice to be published on the Utah Public Notice Website (<http://pmn.utah.gov>) during the current calendar year.

IN WITNESS WHEREOF, I have hereunto subscribed my official signature this April 2, 2024.

By: 

Sara Turner, MIDA Records Officer

SCHEDULE 1

NOTICE OF MEETING AND AGENDA

Support

PUBLIC NOTICE WEBSITE
DIVISION OF ARCHIVES AND RECORDS SERVICE

MIDA Board Meeting

General Information

Government Type:

Independent or Quasi-Government

Entity:

Military Installation Development Authority

Public Body:

MIDA Board

Give Feedback

Notice Information

[Add Notice to Calendar](#)

Notice Title:

MIDA Board Meeting

Notice Subject(s):

Business

Notice Type(s):

Notice, Meeting, Hearing

Event Start Date & Time:

April 2, 2024 09:00 AM

Description/Agenda:

PUBLIC NOTICE is hereby given that there will be a PUBLIC MEETING of the Military Installation Development Authority (MIDA) Board

Date and time: Tuesday, April 2, 2024 at 9:00 am

Location: 450 Simmons Way, Kaysville, Utah 84081

Information to attend electronically: To hear or view and hear the meeting and to provide comments to the board via Zoom webinar platform, register in advance using this link; https://us06web.zoom.us/webinar/register/WN_EGs2Q7hRTu6l_hWvaPvf0A

Agenda

1. Approval of minutes from the December 19, 2023, Board Meeting.
2. Consideration of Ordinance 2024-01 Adopting Amendments to the Sewer Ordinance and the Storm Water Ordinance for the Falcon Hill Project Area
3. Consideration of Ordinance 2024-02 Amending the Resort Communities Tax Within the MRF Project Area
4. Consideration of Resolution 2024-01 Appointing Dustin Grabau as a Member of the MRF Development Review Committee for the West Side of the Military Recreation Facility Project Area
5. Consideration of Resolution 2024-02 Adopting Amendments to the Military Recreation Facility Project Area Development Standards and Guidelines Changing Condominium and Townhome Unit Short Term Rentals from Conditional Uses to Permitted Uses, Subject to Regulation by Executive Order
6. Consideration of Resolution 2024-03 Approving the Pioche Hotel Subdivision Plat in the Military Recreation Facility Project Area
7. Consideration of Resolution 2024-04 Providing for the Creation of the MIDA Sundance Public Infrastructure District as a Subsidiary of MIDA, Authorizing and Approving a Governing

Give Feedback

Document, Appointing a Board of Trustees, Authorizing Other Documents in Connection Therewith and Related Matters

8. Consideration of Resolution 2024-05 Determining that the Installation and Construction of Certain Public Infrastructure and Improvements are of Benefit to the Dugway Proving Ground Project Area and are Eligible for Certain MIDA Funds

9. Project Area Updates

- a. Falcon Hill - Taylor Woodbury
- b. MRF - Kurt Krieg

10. MIDA Updates

- a. CFO - Paula Eldredge
- b. Contract Review and Oversight - Nicole Cottle
- c. Executive Director - Paul Morris

11. Adjourn meeting. Next scheduled meetings:

- a. May 7, 2024 at 9:00am

12. Potential closed session for the purpose of discussing the purchase, exchange, or lease of real property as allowed by Utah Code Section 52-4-205(1)(d)

Give Feedback

Notice of Special Accommodations (ADA):

If you are planning to attend this meeting and, due to a disability, need assistance to participate, listen, or watch the meeting, please notify MIDA eight or more hours in advance of the meeting and we will try to provide assistance. Please contact the Authority at (801) 505-0728

Notice of Electronic or Telephone Participation:

Board members may participate in the meeting via videoconferencing or telephonic communication. Both videoconference and telephone communication will be enabled so that members and all other meeting participants and attendees will be able to hear all disc

Meeting Information

Meeting Location:

450 Simmons Way
Kaysville, UT 84037

Show in Apple Maps

Show in Google Maps

Contact Name:

Sara Turner

Contact Email:

sturner@midaut.org

Contact Phone:

(801)550-6048

Notice Posting Details

Notice Posted On:

April 01, 2024 08:57 AM

Notice Last Edited On:

April 01, 2024 09:41 AM

Give Feedback

Subscribe

Subscribe by Email

Subscription options will send you alerts regarding future notices posted by this Body.

Your Name:

JOHN STURGE

Your Email:

SCHEDULE 2

NOTICE OF ANNUAL MEETING SCHEDULE

Support

PUBLIC NOTICE WEBSITE
DIVISION OF ARCHIVES AND RECORDS SERVICE

MIDA Board 2024 Annual Schedule

General Information

Government Type:

Independent or Quasi-Government

Entity:

Military Installation Development Authority

Public Body:

MIDA Board

Give Feedback

Notice Information

[Add Notice to Calendar](#)

Notice Title:

MIDA Board 2024 Annual Schedule

Notice Subject(s):

Business

Notice Type(s):

Notice

Event Start Date & Time:

January 1, 2024 09:00 AM

Description/Agenda:

Military Installation Development Authority Board 2024 Annual Schedule

MIDA Board Meetings are the 1st Tuesday of the month at 9:00 a.m. unless otherwise noted

Location: Hybrid meetings

Zoom: https://us06web.zoom.us/webinar/register/WN_EGs2Q7hRTu6l_hWvaPvf0A

Address: Northfront Business Resource Center

450 Simmons Way

Kaysville, Utah 84037

January - Canceled due to Legislative Session

February - Canceled due to Legislative Session

March 5, 2024

April 2, 2024

May 7, 2024

June 4, 2024

July 2, 2024

August 6, 2024

September 3, 2024

October 1, 2024

November 5, 2024

December 3, 2024

Give Feedback

Notice of Special Accommodations (ADA):

If you are planning to attend this meeting and, due to a disability, need assistance to participate, listen, or watch the meeting, please notify MIDA eight or more hours in advance of the meeting and we will try to provide assistance. Please contact the Authority at 801-550-6048.

Notice of Electronic or Telephone Participation:

Board members may participate in the meeting via videoconferencing or telephonic communication. Both videoconference and telephone communication will be enabled so that members and all other meeting participants and attendees will be able to hear all disc

Meeting Information

Meeting Location:

n/a

n/a, UT

Show in Apple Maps

Show in Google Maps

Contact Name:

Sara Turner

Contact Email:

sturner@midaut.org

Contact Phone:

(801)550-6048

Give Feedback

Notice Posting Details

Notice Posted On:

December 13, 2023 12:14 PM

Notice Last Edited On:

December 13, 2023 12:14 PM

EXHIBIT B
GOVERNING DOCUMENT

**GOVERNING DOCUMENT
FOR
MIDA SUNDANCE PUBLIC INFRASTRUCTURE DISTRICT
A SUBSIDIARY OF THE
MILITARY INSTALLATION DEVELOPMENT AUTHORITY**

Prepared

By

Gilmore & Bell, P.C.
15 West South Temple, Suite 1450
Salt Lake City, UT 84101

April 2, 2024

TABLE OF CONTENTS

I.	INTRODUCTION	2
A.	Purpose and Intent.....	2
B.	Need for the District.....	2
C.	Objective of MIDA Regarding District’s Governing Document.....	2
II.	DEFINITIONS.....	3
III.	BOUNDARIES.....	5
IV.	DESCRIPTION OF PROPOSED POWERS, IMPROVEMENTS AND SERVICES.....	5
A.	Powers of the District and Governing Document Amendment.	5
1.	Operations and Maintenance.....	5
2.	Construction Standards Limitation	5
3.	Procurement	6
4.	Annexation and Withdrawal.	6
5.	Bankruptcy Limitation	6
6.	Governing Document Amendment Requirement	6
B.	Planning, Design, and Construction of Public Improvements.....	7
V.	THE DISTRICT BOARD OF TRUSTEES	7
A.	Board Composition	7
B.	Terms.	7
C.	Vacancy.....	7
D.	Conflicts of Interest	7
E.	District Executive Director	7
VI.	FINANCIAL PLAN.....	8
A.	General.....	8
B.	Maximum Voted Interest Rate and Maximum Underwriting Discount.	8
C.	Maximum Debt Mill Levy.....	8
D.	Maximum Debt Mill Levy Imposition Term.	8
E.	Debt Repayment Sources.	8
VII.	DISSOLUTION	9
VIII.	DISCLOSURE TO PURCHASERS.....	9

LIST OF EXHIBITS

- | | |
|------------------|-------------------------------|
| EXHIBIT A | Legal Descriptions |
| EXHIBIT B | Initial District Boundary Map |

I. INTRODUCTION

A. Purpose and Intent.

The District is a subsidiary of MIDA and it is intended that the District will provide a part or all of the Public Improvements for the use and benefit of all anticipated inhabitants and taxpayers of the District and to operate and maintain the Public Improvements. The primary purpose of the District will be to finance the construction and operation and maintenance of these Public Improvements.

B. Need for the District.

There are currently no other governmental entities located in the immediate vicinity of the District that consider it desirable, feasible or practical to undertake the planning, design, acquisition, construction installation, relocation, redevelopment, and financing of the Public Improvements needed for the Project or to provide for the operation and maintenance of the Public Improvements. Formation of the District is therefore necessary in order for the Public Improvements required for the Project to be provided and to be operated and maintained in the most economic manner possible.

C. Objective of MIDA Regarding District's Governing Document.

MIDA's objective in approving the Governing Document for the District is to authorize the District to provide for the planning, design, acquisition, construction, installation, relocation and redevelopment of the Public Improvements from the proceeds of Debt to be issued by the District and to allow the District to operate and maintain the Public Improvements by charging Fees, Assessments or taxes. All Debt is expected to be repaid by taxes imposed and collected and/or repaid by Assessments. All operation and maintenance relating to the Public Improvements is expected to be paid from Fees, Assessments, or taxes paid by property owners and other users. It is the intent of MIDA that the District will continue to charge or levy, as applicable, Fees, Assessments, and taxes and to operate and maintain the Public Improvements after payment or defeasance of all Debt incurred.

The primary purpose is to provide for the Public Improvements associated with development and regional needs.

The District shall be authorized to finance the Public Improvements that can be funded from Debt to be repaid from Assessments or from tax revenues collected from a mill levy which shall not exceed the Maximum Debt Mill Levy on taxable properties and which shall not exceed the Maximum Debt Mill Levy Imposition Term on taxable properties. It is the intent of this Governing Document to assure to the extent possible that no taxable property bear an economic burden that is greater than that associated with the Maximum Debt Mill Levy in amount and that no taxable property bear an economic burden that is greater than that associated with the Maximum Debt Mill Levy Imposition Term in duration even under bankruptcy or other unusual situations. Generally, the cost of Public Improvements that cannot be funded within these parameters are not costs to be paid by the District.

II. DEFINITIONS

In this Governing Document, the following terms shall have the meanings indicated below, unless the context hereof clearly requires otherwise:

Act: means collectively, the Assessment Act, the Special District Act, the MIDA Act, and the PID Act.

Assessment: means assessments levied in an assessment area created within the District.

Assessment Act: means collectively, Title 11, Chapter 42 and Chapter 42a of the Utah Code, as amended from time to time.

District Board: means the board of trustees of the District.

Bond, Bonds or Debt: means bonds or other obligations, including loans of any property owner, for the payment of which the District has promised to impose an *ad valorem* property tax mill levy, and/or collect Assessments.

Developer: means Storyteller Canyon Property Owner, LP, and its successor and assigns.

Developer Representative: means the Trustee representing the Developer.

District: means the MIDA Sundance Public Infrastructure District.

District Area: means the property within the Initial District Boundary Map.

District Executive Director: means the Executive Director or Executive Director pro tem of the District.

End User: means any owner, or tenant of any owner, of any taxable improvement within the District, who is intended to become burdened by the imposition of ad valorem property taxes subject to the Maximum Debt Mill Levy. By way of illustration, a resident homeowner, renter, commercial property owner, or commercial tenant is an End User. The business entity that constructs homes or commercial structures is not an End User.

Fees: means any fee imposed by the District relating to services provided by the District.

Financial Plan: means the Financial Plan described in Section VI which describes (i) the potential means whereby the Public Improvements may be financed; (ii) how the Debt is expected to be incurred; and (iii) the estimated operating revenue derived from property taxes for the first budget year.

General Obligation Debt: means a Debt that is directly payable from and secured by ad valorem property taxes that are levied by the District and does not include Limited Tax Debt.

Governing Document: means this Governing Document for the District approved by the MIDA Board.

Governing Document Amendment: means an amendment to the Governing Document approved by the MIDA Board in accordance with MIDA's ordinance and the applicable state law and approved by the District Board in accordance with applicable state law.

Initial District Boundaries: means the boundaries of the area described in the Initial District Boundary Map.

Initial District Boundary Map: means the map attached hereto as **Exhibit B**, describing the District's initial boundaries.

Limited Tax Debt: means a debt that is directly payable from and secured by ad valorem property taxes that are levied by the District which may not exceed the Maximum Debt Mill Levy.

Maximum Debt Mill Levy: means the maximum mill levy the District is permitted to impose for payment of Debt as set forth in Section VI.C below.

Maximum Debt Mill Levy Imposition Term: means the maximum term for imposition of a mill levy for any given series of bonds as set forth in Section VI.D below.

MIDA: means the Military Installation Development Authority, created in Section 63H-1-201 of the Utah Code.

MIDA Act: means Title 63H, Chapter 1 of the Utah Code, as amended from time to time.

MIDA Board: means the Board of MIDA.

MIDA Executive Director: means the Executive Director or Executive Director pro tem of MIDA.

MIDA Trustees: means the three Trustees appointed from the MIDA Board.

Project: means the development or property commonly referred to as the Sundance Project Area.

PID Act: means Title 17D, Chapter 4 of the Utah Code, as amended from time to time and any successor statute thereto.

Public Improvements: means "Public Infrastructure and Improvements" as defined in the MIDA Act and includes a part or all of the improvements authorized to be planned, designed, acquired, constructed, installed, relocated, redeveloped and financed as generally described in the Special District Act to serve the future taxpayers and inhabitants of the District Area as determined by the District Board.

Special District Act: means Title 17B of the Utah Code, as amended from time to time.

State: means the State of Utah.

Taxable Property: means real or personal property within the District Area subject to ad valorem taxes imposed by the District.

Trustee: means a member of the District Board.

Utah Code: means the Utah Code Annotated 1953, as amended.

III. BOUNDARIES

The area of the Initial District Boundaries includes approximately 2,528.55 acres. A preliminary legal description of the Initial District Boundaries is attached hereto as **Exhibit A**. A preliminary map of the Initial District Boundaries is attached hereto as **Exhibit B**. Such boundaries may be finalized by the MIDA Executive Director as they become available. It is anticipated that the District's boundaries may change from time to time as it undergoes annexations and withdrawals pursuant to Section 17B-2a-1204, Utah Code, subject to Article V below.

IV. DESCRIPTION OF PROPOSED POWERS, IMPROVEMENTS AND SERVICES

A. Powers of the District and Governing Document Amendment.

The District shall have all powers and authorities granted to it pursuant to the Act and is authorized to provide the Public Improvements within and without the boundaries of the District as such power and authority is described in the Act, and other applicable statutes, common law and the Constitution, subject to the limitations set forth herein.

1. Operations and Maintenance. The purpose of the District is to plan for, design, acquire, construct, install, relocate, redevelop and finance the Public Improvements. The District shall dedicate the Public Improvements to the appropriate public entity or owners association. The District shall be authorized, but not obligated, to own, operate and maintain Public Improvements not otherwise required to be dedicated to MIDA or other public entities, including, but not limited to street improvements (including roads, curbs, gutters, culverts, sidewalks, bridges, parking facilities, paving, lighting, grading, landscaping, and other street improvements), traffic and safety controls, retaining walls, park and recreation improvements and facilities, trails, open space, landscaping, drainage improvements (including detention and retention ponds, trickle channels, and other drainage facilities), irrigation system improvements (including wells, pumps, storage facilities, and distribution facilities), snowmaking equipment that can also be used for water storage or fire suppression purposes, and all necessary equipment and appurtenances incident thereto. The District shall be authorized to operate and maintain the Public Improvements and to charge Fees, Assessments or taxes as authorized under the Act.

2. Construction Standards Limitation. The District will ensure that the Public Improvements are designed and constructed in accordance with the standards and specifications of MIDA and of other governmental entities having proper jurisdiction. The District will obtain applicable permits for construction and installation of Public Improvements prior to performing such work.

3. Procurement. The District shall be subject to the Utah Procurement Code, Title 63G, Chapter 6a. Notwithstanding this requirement, the District may acquire completed or partially completed improvements for fair market value as reasonably determined by any one of a surveyor or engineer that the District employs or engages to perform the necessary engineering services for and to supervise the construction or installation of the improvements, the District Board, or the MIDA Board.

4. Annexation and Withdrawal. After finalization of the boundaries of the District by the MIDA Executive Director, any annexation or withdrawal to or from the District shall require the consent of the MIDA Board and the PID Board.

5. Bankruptcy Limitation. All of the limitations contained in this Governing Document, including, but not limited to, those pertaining to the Maximum Debt Mill Levy, Maximum Debt Mill Levy Imposition Term and the Fees have been established under the authority of MIDA to approve a Governing Document with conditions pursuant to Section 17D-4-201(5), Utah Code. It is expressly intended that such limitations:

(a) Shall not be subject to set-aside for any reason or by any court of competent jurisdiction, absent a Governing Document Amendment; and

(b) Are, together with all other requirements of Utah law, included in the “political or governmental powers” reserved to the State under the U.S. Bankruptcy Code (11 U.S.C.) Section 903, and are also included in the “regulatory or electoral approval necessary under applicable nonbankruptcy law” as required for confirmation of a Chapter 9 Bankruptcy Plan under Bankruptcy Code Section 943(b)(6).

Any Debt, issued with a pledge or which results in a pledge, that exceeds the Maximum Debt Mill Levy and the Maximum Debt Mill Levy Imposition Term, shall be deemed a material modification of this Governing Document and shall not be an authorized issuance of Debt unless and until such material modification has been approved by MIDA as part of a Governing Document Amendment.

6. Governing Document Amendment Requirement.

(a) This Governing Document has been designed with sufficient flexibility to enable the District to provide required facilities under evolving circumstances without the need for numerous amendments.

(b) Subject to the limitations and exceptions contained herein, this Governing Document may be amended with the consent of the MIDA Board and the District Board approving such amendment.

(c) Prior to the recording of this Governing Document, the MIDA Executive Director is authorized to correct errors or omissions herein and to finalize and amend the terms hereof.

B. Planning, Design, and Construction of Public Improvements.

The District shall have authority to provide for the planning, design, acquisition, construction, installation, relocation, redevelopment, maintenance, and financing of the Public Improvements within and without the boundaries of the District.

All of the Public Improvements will be designed in such a way as to assure that the Public Improvements standards will be compatible with those of MIDA and/or any other applicable public entity. All construction cost estimates are based on the assumption that construction conforms to applicable local, State or Federal requirements.

V. THE DISTRICT BOARD OF TRUSTEES

A. Board Composition. The District Board shall be composed of [five] Trustees who shall be appointed by the MIDA Board pursuant to the PID Act. The District Board shall be comprised as follows, the MIDA Chief Legal and Administrative Officer, currently Nicole Cottle; two members of the MIDA Board, initially Gary Harter and Mike Ostermiller, a representative for Utah County, currently Ezra Nair; and the Developer Representative, initially Bill Jensen.

B. Terms. The terms of the MIDA Chief Legal and Administrative Officer and the MIDA Trustees terms shall run concurrent with their terms on the MIDA Board. The Utah County Representative and the Developer Representative shall remain on the District Board until the resignation thereof or such time as the County or the Developer, as applicable, shall appoint a successor thereto.

C. Vacancy. During any period of vacancy in the role of MIDA Chief Legal and Administrative Officer, the MIDA Board may appoint an additional MIDA Trustee. Upon a vacancy of a MIDA Trustee, such seat shall be appointed by the MIDA Board. Upon a vacancy of the Utah County Representative or the Developer Representative, a new Utah County Representative or Developer Representative shall be selected by Utah County or the Developer, respectively, and confirmed by the MIDA Board.

D. Conflicts of Interest. Trustees shall disclose all conflicts of interest. Any Trustee who discloses such conflicts in accordance with 17D-4-202 and 67-16-9, Utah Code, shall be entitled to vote on such matters.

E. District Executive Director. There is hereby created the position of District Executive Director. The District Executive Director shall serve at the will of the MIDA Board and have duties as shall be determined by the MIDA Executive Director. The initial District Executive Director is Ashley Burr.

VI. FINANCIAL PLAN

A. General.

The District shall be authorized to provide for the planning, design, acquisition, construction, installation, relocation and/or redevelopment of the Public Improvements from its revenues and by and through the proceeds of Debt to be issued by the District. The Financial Plan for the District shall be to issue such Debt as the District can reasonably pay within the Maximum Debt Mill Levy Imposition Term from revenues derived from the Maximum Debt Mill Levy, Assessments and other legally available revenues. All bonds and other Debt issued by the District may be payable from any and all legally available revenues of the District, including general ad valorem taxes to be imposed upon all Taxable Property within the District and Assessments. The District will also rely upon various other revenue sources authorized by law. These will include the power to assess Fees, penalties, or charges, including as provided in Section 17D-4-304, Utah Code, as amended from time to time.

B. Maximum Voted Interest Rate and Maximum Underwriting Discount.

The interest rate on any Debt is expected to be the market rate at the time the Debt is issued. In the event of a default, the proposed maximum interest rate on any Debt is not expected to exceed eighteen percent (18%). The proposed maximum underwriting discount will be five percent (5%). Debt, when issued, will comply with all relevant requirements of this Governing Document, State law and Federal law as then applicable to the issuance of public securities.

C. Maximum Debt Mill Levy.

(a) The "Maximum Debt Mill Levy" shall be the maximum mill levy the District is permitted to impose upon the taxable property within the District for payment of Limited Tax Debt shall be twenty (20) mills; provided that such levy shall be subject to adjustment as provided in Section 17D-4-301(8), Utah Code.

(b) Such Maximum Debt Mill Levy may only be amended pursuant to a Governing Document Amendment and as provided in Section 17D-4-202, Utah Code.

D. Maximum Debt Mill Levy Imposition Term.

Each bond issued by the District shall mature within forty (40) years from the date of issuance of such bond. In addition, no mill levy may be imposed for the repayment of a series of bonds after a period exceeding forty (40) years from the date of issuance of such bond (the "Maximum Debt Mill Levy Imposition Term").

E. Debt Repayment Sources.

The District may impose a mill levy on taxable property within its boundaries as a primary source of revenue for repayment of debt service. The District may also rely upon various other revenue sources authorized by law. At the District's discretion, these may include the power to assess Assessments, penalties, or charges, including as provided in Section 17D-4-304, Utah

Code, as amended from time to time. Except as described in Section VI.C(a), the debt service mill levy in the District shall not exceed the Maximum Debt Mill Levy or, the Maximum Debt Mill Levy Imposition Term, except for repayment of General Obligation Debt.

The District shall not be permitted to charge an End User the costs of any portion of a Public Improvement for which such End User has already paid or is presently obligated to pay through any combination of mill levy, Assessment, or impact fee. This provision shall not prohibit the division of costs between mill levies, Assessments, or impact fees, but is intended to prevent double taxation of End Users for the costs of Public Improvements.

VII. DISSOLUTION

Upon an independent determination of the MIDA Board that the purposes for which the District was created have been accomplished, the District agrees to file petitions in the appropriate District Court for dissolution, pursuant to the applicable State statutes. In no event shall a dissolution occur until the District has provided for the payment or discharge of all of their outstanding indebtedness and other financial obligations as required pursuant to State statutes.

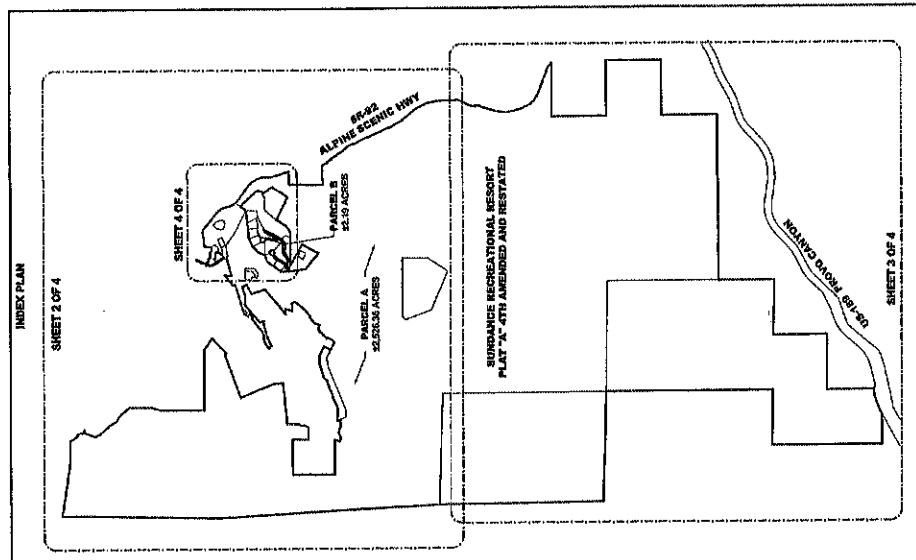
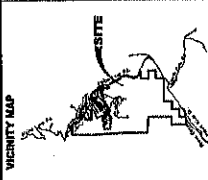
VIII. DISCLOSURE TO PURCHASERS

Within thirty (30) days of the effective date of the resolution of MIDA creating the District, the District Board shall record a notice with the recorder of Wasatch County. Such notice shall (a) contain a description of the boundaries of the District, (b) state that a copy of this Governing Document is on file at the office of MIDA, (c) state that the District may finance and repay infrastructure and other improvements through the levy of a property tax; (d) state the Maximum Debt Mill Levy of the District; and (d) if applicable, stating that the debt may convert to general obligation debt and outlining the provisions relating to conversion. Such notice shall further be filled with MIDA.

**EXHIBIT A
LEGAL DESCRIPTION**

[See Legal Description Included in Exhibit B]

EXHIBIT B
Initial District Boundary Map



PARCEL A

A portion of Section 11, T. 121 N., R. 22 E., S. 27, Township 12 North, Range 2 East, Section 11 North, being subdivided as follows: ...

LESS AND EXCEPTING FROM PARCEL A

A portion of Section 11, T. 121 N., R. 22 E., S. 27, Township 12 North, Range 2 East, Section 11 North, being subdivided as follows: ...

PARCEL B

A portion of Section 11, T. 121 N., R. 22 E., S. 27, Township 12 North, Range 2 East, Section 11 North, being subdivided as follows: ...

NOTES

- 1. THE SPACES BETWEEN THE LINES REPRESENTING THE BOUNDARIES OF THE PARCELS AND THE BOUNDARIES OF SECTION 11, T. 121 N., R. 22 E., S. 27, TOWNSHIP 12 NORTH, RANGE 2 EAST, SECTION 11 NORTH, ARE TO BE CONSIDERED AS UNDEVELOPED AND UNIMPROVED.

SURVEYOR'S CERTIFICATE

I, the undersigned, being duly sworn, depose and say that I am a duly Licensed Professional Engineer in the State of Utah, and that I have personally supervised the surveying work herein shown, and that I have compared the same with the original field notes and computations, and find that the same are correct and true.

Signature: [Signature]
DATE: 4-08-2024

ACCEPTANCE BY COUNTY SURVEYOR

THIS PLAN HAS BEEN REVIEWED BY THE COUNTY SURVEYOR AND IS HEREBY APPROVED AS A FINAL LOCAL ENTRY PLAN, SUBJECT TO THE NECESSARY PUBLIC UTILITIES DISTRICTS.

MILITARY INSTALLATION DEVELOPMENT AUTHORITY "MIDA" ACCEPTANCE

APPROVED THIS 11th DAY OF April, A.D. 2024 AS A FINAL LOCAL ENTRY PLAN FOR THE MIDA SUNDANCE PUBLIC UTILITIES DISTRICT.

FINAL LOCAL ENTRY PLAN
MIDA SUNDANCE PUBLIC INFRASTRUCTURE DISTRICT

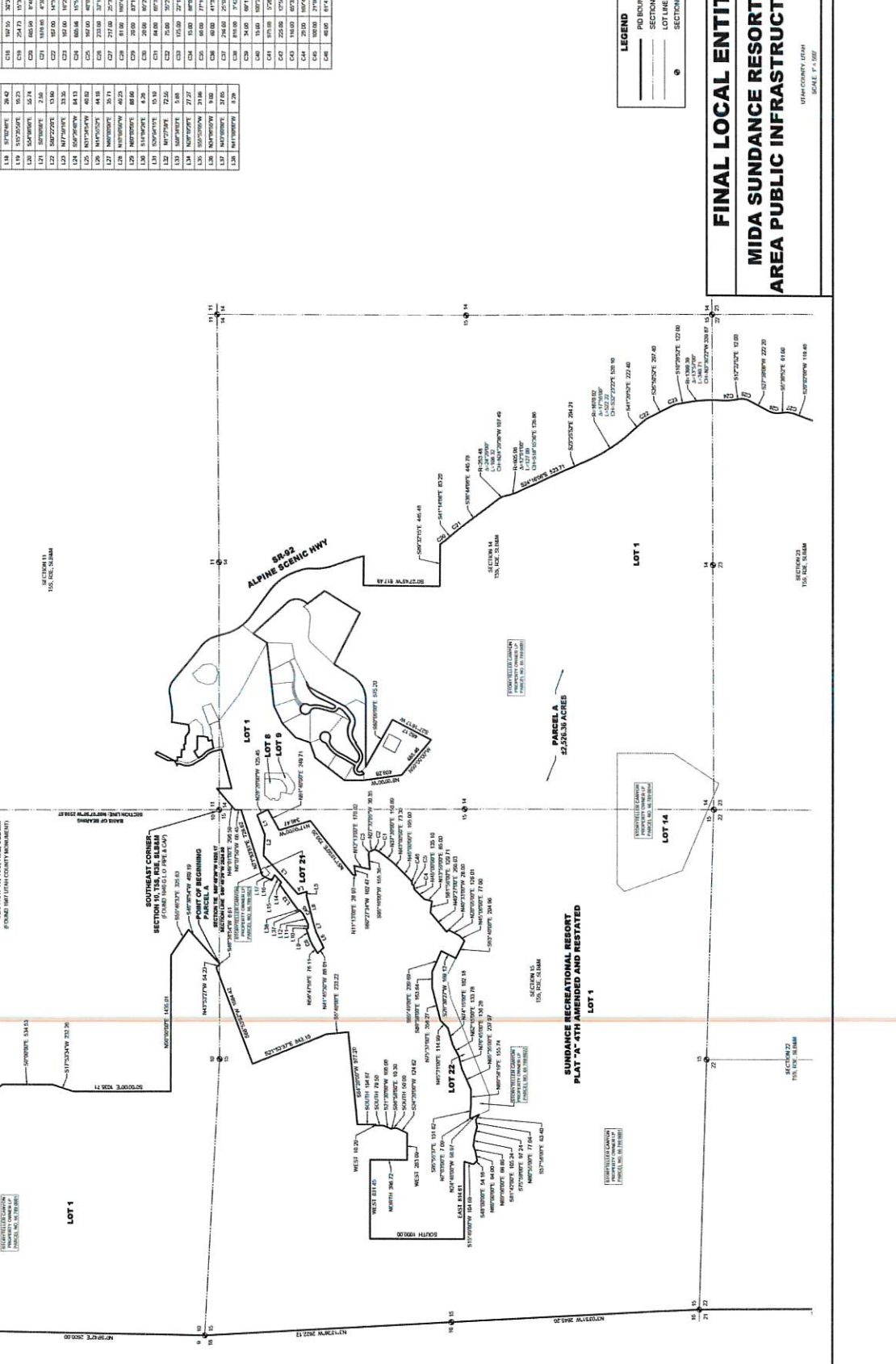
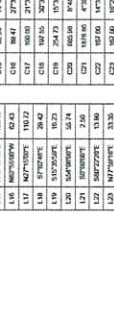
DATE: MARCH 2024
SHEET 1 OF 1

LINE TABLE

LINE	DIRECTION	LENGTH
1	N 17° 12' 00" W	100.00
2	S 89° 59' 59" W	200.00
3	S 89° 59' 59" W	200.00
4	S 89° 59' 59" W	200.00
5	S 89° 59' 59" W	200.00
6	S 89° 59' 59" W	200.00
7	S 89° 59' 59" W	200.00
8	S 89° 59' 59" W	200.00
9	S 89° 59' 59" W	200.00
10	S 89° 59' 59" W	200.00
11	S 89° 59' 59" W	200.00
12	S 89° 59' 59" W	200.00
13	S 89° 59' 59" W	200.00
14	S 89° 59' 59" W	200.00
15	S 89° 59' 59" W	200.00
16	S 89° 59' 59" W	200.00
17	S 89° 59' 59" W	200.00
18	S 89° 59' 59" W	200.00
19	S 89° 59' 59" W	200.00
20	S 89° 59' 59" W	200.00
21	S 89° 59' 59" W	200.00
22	S 89° 59' 59" W	200.00
23	S 89° 59' 59" W	200.00
24	S 89° 59' 59" W	200.00
25	S 89° 59' 59" W	200.00
26	S 89° 59' 59" W	200.00
27	S 89° 59' 59" W	200.00
28	S 89° 59' 59" W	200.00
29	S 89° 59' 59" W	200.00
30	S 89° 59' 59" W	200.00
31	S 89° 59' 59" W	200.00
32	S 89° 59' 59" W	200.00
33	S 89° 59' 59" W	200.00
34	S 89° 59' 59" W	200.00
35	S 89° 59' 59" W	200.00
36	S 89° 59' 59" W	200.00
37	S 89° 59' 59" W	200.00
38	S 89° 59' 59" W	200.00
39	S 89° 59' 59" W	200.00
40	S 89° 59' 59" W	200.00
41	S 89° 59' 59" W	200.00
42	S 89° 59' 59" W	200.00
43	S 89° 59' 59" W	200.00
44	S 89° 59' 59" W	200.00
45	S 89° 59' 59" W	200.00
46	S 89° 59' 59" W	200.00
47	S 89° 59' 59" W	200.00
48	S 89° 59' 59" W	200.00
49	S 89° 59' 59" W	200.00
50	S 89° 59' 59" W	200.00
51	S 89° 59' 59" W	200.00
52	S 89° 59' 59" W	200.00
53	S 89° 59' 59" W	200.00
54	S 89° 59' 59" W	200.00
55	S 89° 59' 59" W	200.00
56	S 89° 59' 59" W	200.00
57	S 89° 59' 59" W	200.00
58	S 89° 59' 59" W	200.00
59	S 89° 59' 59" W	200.00
60	S 89° 59' 59" W	200.00
61	S 89° 59' 59" W	200.00
62	S 89° 59' 59" W	200.00
63	S 89° 59' 59" W	200.00
64	S 89° 59' 59" W	200.00
65	S 89° 59' 59" W	200.00
66	S 89° 59' 59" W	200.00
67	S 89° 59' 59" W	200.00
68	S 89° 59' 59" W	200.00
69	S 89° 59' 59" W	200.00
70	S 89° 59' 59" W	200.00
71	S 89° 59' 59" W	200.00
72	S 89° 59' 59" W	200.00
73	S 89° 59' 59" W	200.00
74	S 89° 59' 59" W	200.00
75	S 89° 59' 59" W	200.00
76	S 89° 59' 59" W	200.00
77	S 89° 59' 59" W	200.00
78	S 89° 59' 59" W	200.00
79	S 89° 59' 59" W	200.00
80	S 89° 59' 59" W	200.00
81	S 89° 59' 59" W	200.00
82	S 89° 59' 59" W	200.00
83	S 89° 59' 59" W	200.00
84	S 89° 59' 59" W	200.00
85	S 89° 59' 59" W	200.00
86	S 89° 59' 59" W	200.00
87	S 89° 59' 59" W	200.00
88	S 89° 59' 59" W	200.00
89	S 89° 59' 59" W	200.00
90	S 89° 59' 59" W	200.00
91	S 89° 59' 59" W	200.00
92	S 89° 59' 59" W	200.00
93	S 89° 59' 59" W	200.00
94	S 89° 59' 59" W	200.00
95	S 89° 59' 59" W	200.00
96	S 89° 59' 59" W	200.00
97	S 89° 59' 59" W	200.00
98	S 89° 59' 59" W	200.00
99	S 89° 59' 59" W	200.00
100	S 89° 59' 59" W	200.00

CURVE TABLE

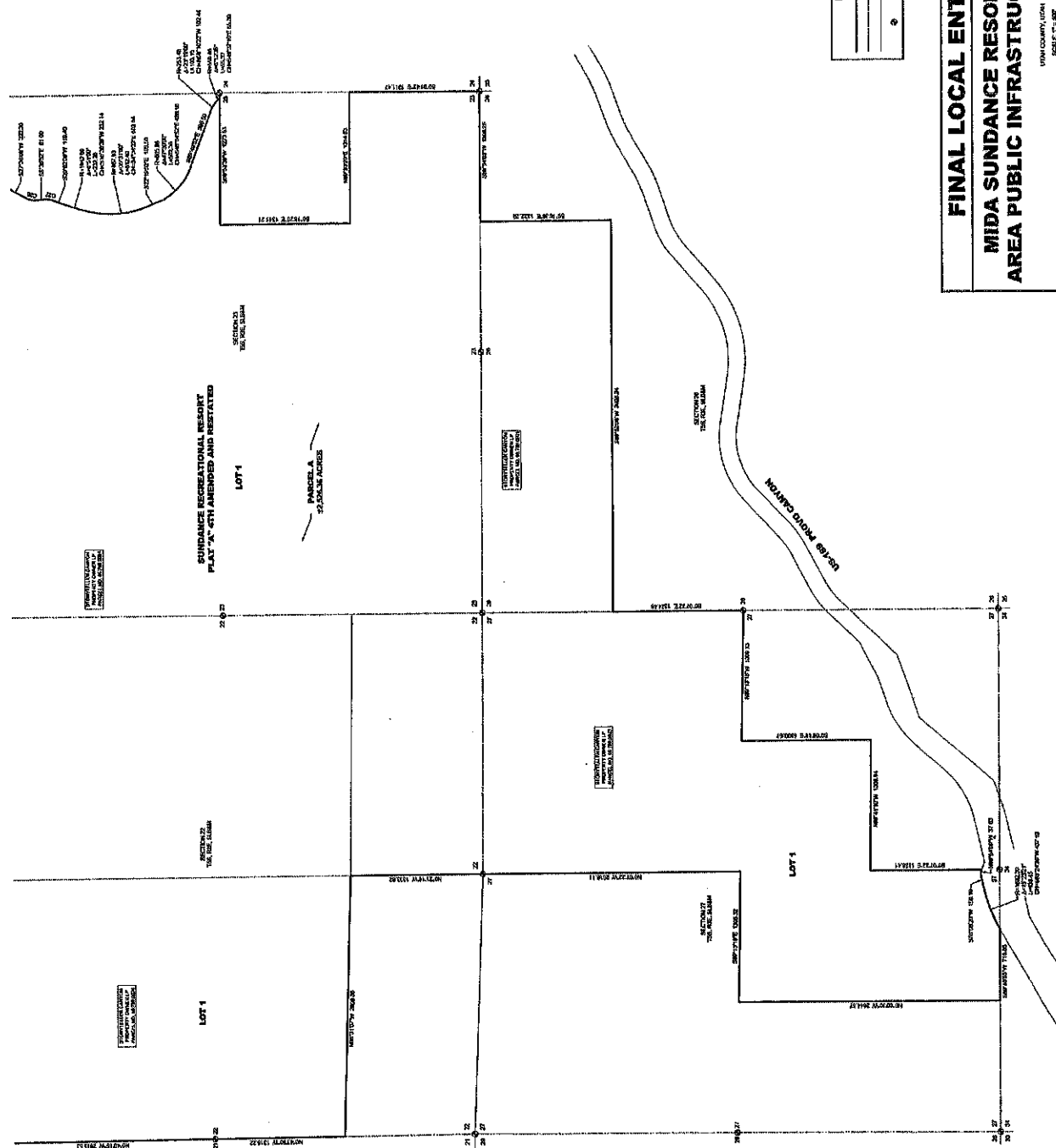
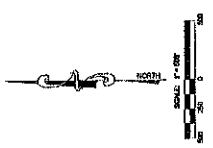
CURVE	INDIC	DELTA	LENGTH	CHORD
C1	115.0000	180.0000	200.0000	100.0000
C2	115.0000	180.0000	200.0000	100.0000
C3	115.0000	180.0000	200.0000	100.0000
C4	115.0000	180.0000	200.0000	100.0000
C5	115.0000	180.0000	200.0000	100.0000
C6	115.0000	180.0000	200.0000	100.0000
C7	115.0000	180.0000	200.0000	100.0000
C8	115.0000	180.0000	200.0000	100.0000
C9	115.0000	180.0000	200.0000	100.0000
C10	115.0000	180.0000	200.0000	100.0000
C11	115.0000	180.0000	200.0000	100.0000
C12	115.0000	180.0000	200.0000	100.0000
C13	115.0000	180.0000	200.0000	100.0000
C14	115.0000	180.0000	200.0000	100.0000
C15	115.0000	180.0000	200.0000	100.0000
C16	115.0000	180.0000	200.0000	100.0000
C17	115.0000	180.0000	200.0000	100.0000
C18	115.0000	180.0000	200.0000	100.0000
C19	115.0000	180.0000	200.0000	100.0000
C20	115.0000	180.0000	200.0000	100.0000
C21	115.0000	180.0000	200.0000	100.0000
C22	115.0000	180.0000	200.0000	100.0000
C23	115.0000	180.0000	200.0000	100.0000
C24	115.0000	180.0000	200.0000	100.0000
C25	115.0000	180.0000	200.0000	100.0000
C26	115.0000	180.0000	200.0000	100.0000
C27	115.0000	180.0000	200.0000	100.0000
C28	115.0000	180.0000	200.0000	100.0000
C29	115.0000	180.0000	200.0000	100.0000
C30	115.0000	180.0000	200.0000	100.0000
C31	115.0000	180.0000	200.0000	100.0000
C32	115.0000	180.0000	200.0000	100.0000
C33	115.0000	180.0000	200.0000	100.0000
C34	115.0000	180.0000	200.0000	100.0000
C35	115.0000	180.0000	200.0000	100.0000
C36	115.0000	180.0000	200.0000	100.0000
C37	115.0000	180.0000	200.0000	100.0000
C38	115.0000	180.0000	200.0000	100.0000
C39	115.0000	180.0000	200.0000	100.0000
C40	115.0000	180.0000	200.0000	100.0000
C41	115.0000	180.0000	200.0000	100.0000
C42	115.0000	180.0000	200.0000	100.0000
C43	115.0000	180.0000	200.0000	100.0000
C44	115.0000	180.0000	200.0000	100.0000
C45	115.0000	180.0000	200.0000	100.0000
C46	115.0000	180.0000	200.0000	100.0000
C47	115.0000	180.0000	200.0000	100.0000
C48	115.0000	180.0000	200.0000	100.0000
C49	115.0000	180.0000	200.0000	100.0000
C50	115.0000	180.0000	200.0000	100.0000



FINAL LOCAL ENTITY PLAT
MIDA SUNDANCE RESORT VETERANS
AREA PUBLIC INFRASTRUCTURE DISTRICT

UTAH COUNTY, UTAH
 SCALE: 1" = 100'





FINAL LOCAL ENTITY PLAT
MIDA SUNDANCE RESORT VETERANS
AREA PUBLIC INFRASTRUCTURE DISTRICT

UPPER COUNTY, IOWA
 SCALE: 1" = 200'

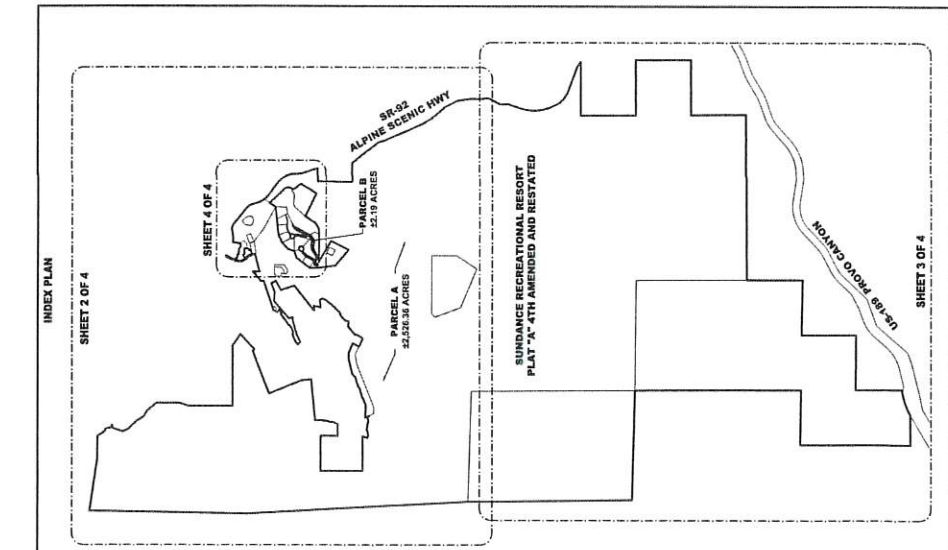
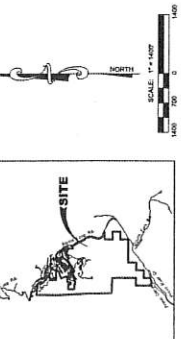
CURVE TABLE			
CHORD BEARS	CHORD LENGTH	CHORD BEARS	CHORD LENGTH
C1	38.00	175.00	31.75
C2	38.00	175.00	31.75
C3	38.00	175.00	31.75
C4	38.00	175.00	31.75
C5	38.00	175.00	31.75
C6	38.00	175.00	31.75
C7	38.00	175.00	31.75
C8	38.00	175.00	31.75
C9	38.00	175.00	31.75
C10	38.00	175.00	31.75
C11	38.00	175.00	31.75
C12	38.00	175.00	31.75
C13	38.00	175.00	31.75
C14	38.00	175.00	31.75
C15	38.00	175.00	31.75
C16	38.00	175.00	31.75
C17	38.00	175.00	31.75
C18	38.00	175.00	31.75
C19	38.00	175.00	31.75
C20	38.00	175.00	31.75
C21	38.00	175.00	31.75
C22	38.00	175.00	31.75
C23	38.00	175.00	31.75
C24	38.00	175.00	31.75
C25	38.00	175.00	31.75
C26	38.00	175.00	31.75
C27	38.00	175.00	31.75
C28	38.00	175.00	31.75
C29	38.00	175.00	31.75
C30	38.00	175.00	31.75
C31	38.00	175.00	31.75
C32	38.00	175.00	31.75
C33	38.00	175.00	31.75
C34	38.00	175.00	31.75
C35	38.00	175.00	31.75
C36	38.00	175.00	31.75
C37	38.00	175.00	31.75
C38	38.00	175.00	31.75
C39	38.00	175.00	31.75
C40	38.00	175.00	31.75
C41	38.00	175.00	31.75
C42	38.00	175.00	31.75
C43	38.00	175.00	31.75
C44	38.00	175.00	31.75
C45	38.00	175.00	31.75
C46	38.00	175.00	31.75
C47	38.00	175.00	31.75
C48	38.00	175.00	31.75
C49	38.00	175.00	31.75
C50	38.00	175.00	31.75

LINE	DIRECTION	LENGTH
L1	S 89° 00' 00" W	200.00
L2	S 89° 00' 00" W	200.00
L3	S 89° 00' 00" W	200.00
L4	S 89° 00' 00" W	200.00
L5	S 89° 00' 00" W	200.00
L6	S 89° 00' 00" W	200.00
L7	S 89° 00' 00" W	200.00
L8	S 89° 00' 00" W	200.00
L9	S 89° 00' 00" W	200.00
L10	S 89° 00' 00" W	200.00
L11	S 89° 00' 00" W	200.00
L12	S 89° 00' 00" W	200.00
L13	S 89° 00' 00" W	200.00
L14	S 89° 00' 00" W	200.00
L15	S 89° 00' 00" W	200.00
L16	S 89° 00' 00" W	200.00
L17	S 89° 00' 00" W	200.00
L18	S 89° 00' 00" W	200.00
L19	S 89° 00' 00" W	200.00
L20	S 89° 00' 00" W	200.00
L21	S 89° 00' 00" W	200.00
L22	S 89° 00' 00" W	200.00
L23	S 89° 00' 00" W	200.00
L24	S 89° 00' 00" W	200.00
L25	S 89° 00' 00" W	200.00
L26	S 89° 00' 00" W	200.00
L27	S 89° 00' 00" W	200.00
L28	S 89° 00' 00" W	200.00
L29	S 89° 00' 00" W	200.00
L30	S 89° 00' 00" W	200.00
L31	S 89° 00' 00" W	200.00
L32	S 89° 00' 00" W	200.00
L33	S 89° 00' 00" W	200.00
L34	S 89° 00' 00" W	200.00
L35	S 89° 00' 00" W	200.00
L36	S 89° 00' 00" W	200.00
L37	S 89° 00' 00" W	200.00
L38	S 89° 00' 00" W	200.00
L39	S 89° 00' 00" W	200.00
L40	S 89° 00' 00" W	200.00



EXHIBIT C

NOTICE OF BOUNDARY ACTION



LESS AND EXCEPTING FROM PARCEL A... The boundaries of Parcel A are defined by the following bearings and distances: ...

LESS AND EXCEPTING FROM PARCEL B... The boundaries of Parcel B are defined by the following bearings and distances: ...

NOTES: 1. THE BOUNDARIES OF THE SUBJECT PROPERTY ARE SHOWN ON THE PLAT... 2. THE BOUNDARIES OF THE SUBJECT PROPERTY ARE SHOWN ON THE PLAT... 3. THE BOUNDARIES OF THE SUBJECT PROPERTY ARE SHOWN ON THE PLAT...

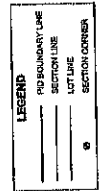
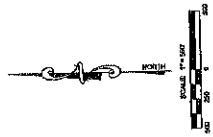
FINAL LOCAL ENTITY PLAT
MIDA SUNDANCE PUBLIC
INFRASTRUCTURE DISTRICT
SUNDAANCE RECREATIONAL RESORT
PLAT "A" - 4TH AMENDED AND RESTATED

APPROVED THIS 11th DAY OF April AD 2024 AS A FINAL LOCAL ENTITY PLAT THAT IS PRESENT TO THE OFFICE OF THE COUNTY CLERK...
COUNTY SURVEYOR

RECORDS SECTION
UTAH COUNTY RECORDS
DATE: MARCH 2024
SHEET 1 OF 4

CURVE TABLE			
CHAIN	ARC	LENGTH	CHORD
C1	39.72	117.92	84.2
C2	39.72	117.92	84.2
C3	39.72	117.92	84.2
C4	39.72	117.92	84.2
C5	39.72	117.92	84.2
C6	39.72	117.92	84.2
C7	39.72	117.92	84.2
C8	39.72	117.92	84.2
C9	39.72	117.92	84.2
C10	39.72	117.92	84.2
C11	39.72	117.92	84.2
C12	39.72	117.92	84.2
C13	39.72	117.92	84.2
C14	39.72	117.92	84.2
C15	39.72	117.92	84.2
C16	39.72	117.92	84.2
C17	39.72	117.92	84.2
C18	39.72	117.92	84.2
C19	39.72	117.92	84.2
C20	39.72	117.92	84.2
C21	39.72	117.92	84.2
C22	39.72	117.92	84.2
C23	39.72	117.92	84.2
C24	39.72	117.92	84.2
C25	39.72	117.92	84.2
C26	39.72	117.92	84.2
C27	39.72	117.92	84.2
C28	39.72	117.92	84.2
C29	39.72	117.92	84.2
C30	39.72	117.92	84.2
C31	39.72	117.92	84.2
C32	39.72	117.92	84.2
C33	39.72	117.92	84.2
C34	39.72	117.92	84.2
C35	39.72	117.92	84.2
C36	39.72	117.92	84.2
C37	39.72	117.92	84.2
C38	39.72	117.92	84.2
C39	39.72	117.92	84.2
C40	39.72	117.92	84.2
C41	39.72	117.92	84.2
C42	39.72	117.92	84.2
C43	39.72	117.92	84.2
C44	39.72	117.92	84.2
C45	39.72	117.92	84.2
C46	39.72	117.92	84.2
C47	39.72	117.92	84.2
C48	39.72	117.92	84.2
C49	39.72	117.92	84.2
C50	39.72	117.92	84.2
C51	39.72	117.92	84.2
C52	39.72	117.92	84.2
C53	39.72	117.92	84.2
C54	39.72	117.92	84.2
C55	39.72	117.92	84.2
C56	39.72	117.92	84.2
C57	39.72	117.92	84.2
C58	39.72	117.92	84.2
C59	39.72	117.92	84.2
C60	39.72	117.92	84.2

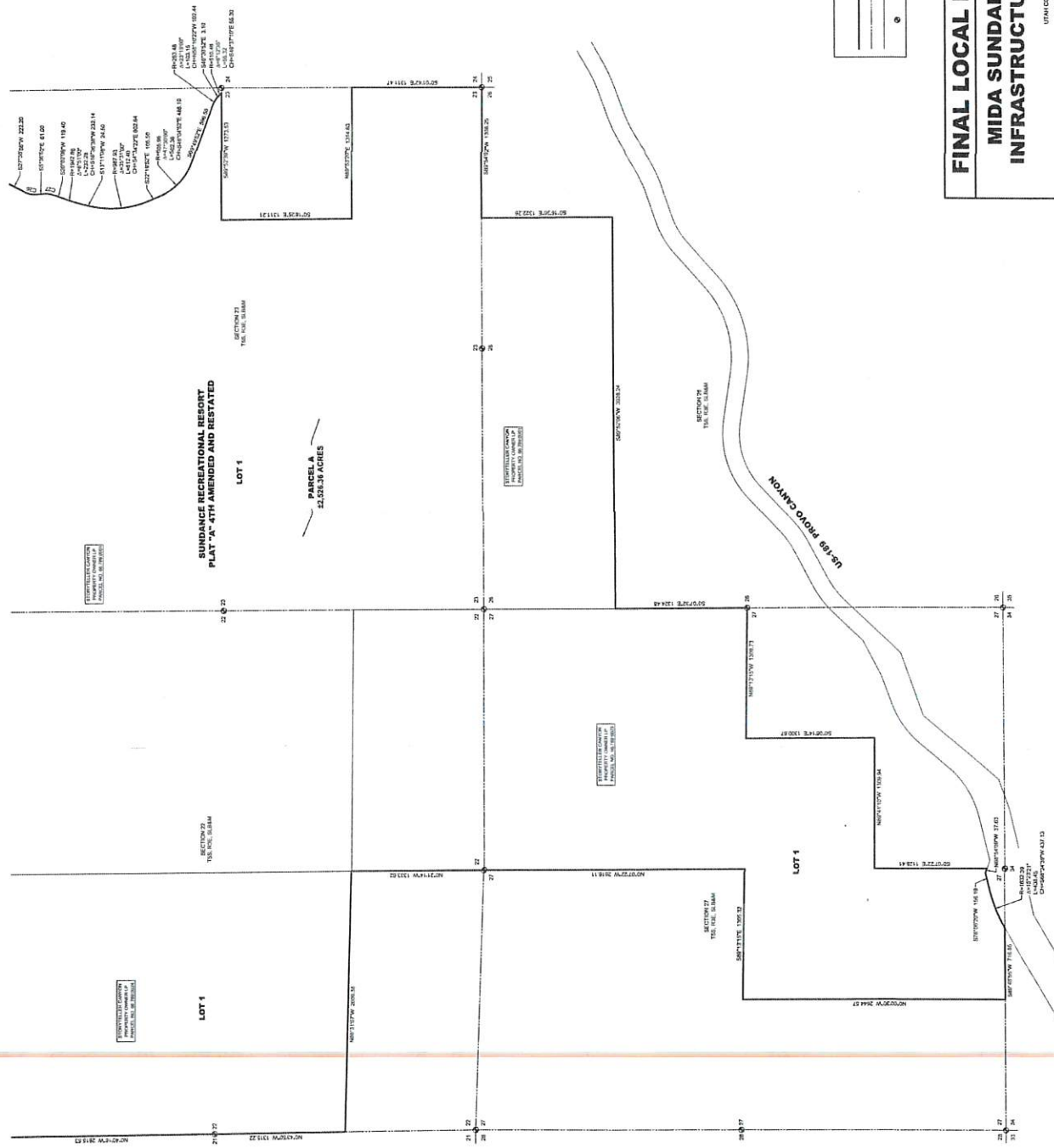
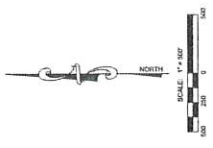
LINE TABLE			
LINE	SECTION	LENGTH	CHORD
L1	SECTION 1	100.00	100.00
L2	SECTION 2	100.00	100.00
L3	SECTION 3	100.00	100.00
L4	SECTION 4	100.00	100.00
L5	SECTION 5	100.00	100.00
L6	SECTION 6	100.00	100.00
L7	SECTION 7	100.00	100.00
L8	SECTION 8	100.00	100.00
L9	SECTION 9	100.00	100.00
L10	SECTION 10	100.00	100.00
L11	SECTION 11	100.00	100.00
L12	SECTION 12	100.00	100.00
L13	SECTION 13	100.00	100.00
L14	SECTION 14	100.00	100.00
L15	SECTION 15	100.00	100.00
L16	SECTION 16	100.00	100.00
L17	SECTION 17	100.00	100.00
L18	SECTION 18	100.00	100.00
L19	SECTION 19	100.00	100.00
L20	SECTION 20	100.00	100.00
L21	SECTION 21	100.00	100.00
L22	SECTION 22	100.00	100.00
L23	SECTION 23	100.00	100.00
L24	SECTION 24	100.00	100.00
L25	SECTION 25	100.00	100.00
L26	SECTION 26	100.00	100.00
L27	SECTION 27	100.00	100.00
L28	SECTION 28	100.00	100.00
L29	SECTION 29	100.00	100.00
L30	SECTION 30	100.00	100.00
L31	SECTION 31	100.00	100.00
L32	SECTION 32	100.00	100.00
L33	SECTION 33	100.00	100.00
L34	SECTION 34	100.00	100.00
L35	SECTION 35	100.00	100.00
L36	SECTION 36	100.00	100.00
L37	SECTION 37	100.00	100.00
L38	SECTION 38	100.00	100.00
L39	SECTION 39	100.00	100.00
L40	SECTION 40	100.00	100.00
L41	SECTION 41	100.00	100.00
L42	SECTION 42	100.00	100.00
L43	SECTION 43	100.00	100.00
L44	SECTION 44	100.00	100.00
L45	SECTION 45	100.00	100.00
L46	SECTION 46	100.00	100.00
L47	SECTION 47	100.00	100.00
L48	SECTION 48	100.00	100.00
L49	SECTION 49	100.00	100.00
L50	SECTION 50	100.00	100.00



FINAL LOCAL ENTITY PLAT
MIDA SUNDANCE PUBLIC
INFRASTRUCTURE DISTRICT

UTAH COUNTY, UTAH
 SCALE: 1"=80'





FINAL LOCAL ENTITY PLAT
MIDA SUNDANCE PUBLIC
INFRASTRUCTURE DISTRICT

UTAH COUNTY, UTAH
 SCALE 1" = 200'

SHEET 3 OF 3

CURVE TABLE			
CURVE	RADIUS	DELTA	LENGTH
C1	207.00	175.000°	74.82
C2	207.00	175.000°	74.82
C3	207.00	175.000°	74.82
C4	400.00	87.000°	248.50
C5	400.00	87.000°	248.50
C6	500.00	67.500°	314.16
C7	500.00	67.500°	314.16
C8	500.00	67.500°	314.16
C9	500.00	67.500°	314.16
C10	500.00	67.500°	314.16
C11	500.00	67.500°	314.16
C12	500.00	67.500°	314.16
C13	500.00	67.500°	314.16
C14	500.00	67.500°	314.16
C15	500.00	67.500°	314.16
C16	500.00	67.500°	314.16
C17	500.00	67.500°	314.16
C18	500.00	67.500°	314.16
C19	500.00	67.500°	314.16
C20	500.00	67.500°	314.16
C21	500.00	67.500°	314.16
C22	500.00	67.500°	314.16
C23	500.00	67.500°	314.16
C24	500.00	67.500°	314.16
C25	500.00	67.500°	314.16
C26	500.00	67.500°	314.16
C27	500.00	67.500°	314.16
C28	500.00	67.500°	314.16
C29	500.00	67.500°	314.16
C30	500.00	67.500°	314.16
C31	500.00	67.500°	314.16
C32	500.00	67.500°	314.16
C33	500.00	67.500°	314.16
C34	500.00	67.500°	314.16
C35	500.00	67.500°	314.16
C36	500.00	67.500°	314.16
C37	500.00	67.500°	314.16
C38	500.00	67.500°	314.16
C39	500.00	67.500°	314.16
C40	500.00	67.500°	314.16
C41	500.00	67.500°	314.16
C42	500.00	67.500°	314.16
C43	500.00	67.500°	314.16
C44	500.00	67.500°	314.16
C45	500.00	67.500°	314.16
C46	500.00	67.500°	314.16
C47	500.00	67.500°	314.16
C48	500.00	67.500°	314.16
C49	500.00	67.500°	314.16
C50	500.00	67.500°	314.16

LINE TABLE			
LINE	DIRECTION	LENGTH	BEARING
L1	S 89° 57' 00" W	200.00	101.000°
L2	S 89° 57' 00" W	200.00	101.000°
L3	S 89° 57' 00" W	200.00	101.000°
L4	S 89° 57' 00" W	200.00	101.000°
L5	S 89° 57' 00" W	200.00	101.000°
L6	S 89° 57' 00" W	200.00	101.000°
L7	S 89° 57' 00" W	200.00	101.000°
L8	S 89° 57' 00" W	200.00	101.000°
L9	S 89° 57' 00" W	200.00	101.000°
L10	S 89° 57' 00" W	200.00	101.000°
L11	S 89° 57' 00" W	200.00	101.000°
L12	S 89° 57' 00" W	200.00	101.000°
L13	S 89° 57' 00" W	200.00	101.000°
L14	S 89° 57' 00" W	200.00	101.000°
L15	S 89° 57' 00" W	200.00	101.000°
L16	S 89° 57' 00" W	200.00	101.000°
L17	S 89° 57' 00" W	200.00	101.000°
L18	S 89° 57' 00" W	200.00	101.000°
L19	S 89° 57' 00" W	200.00	101.000°
L20	S 89° 57' 00" W	200.00	101.000°
L21	S 89° 57' 00" W	200.00	101.000°
L22	S 89° 57' 00" W	200.00	101.000°
L23	S 89° 57' 00" W	200.00	101.000°
L24	S 89° 57' 00" W	200.00	101.000°
L25	S 89° 57' 00" W	200.00	101.000°
L26	S 89° 57' 00" W	200.00	101.000°
L27	S 89° 57' 00" W	200.00	101.000°
L28	S 89° 57' 00" W	200.00	101.000°
L29	S 89° 57' 00" W	200.00	101.000°
L30	S 89° 57' 00" W	200.00	101.000°
L31	S 89° 57' 00" W	200.00	101.000°
L32	S 89° 57' 00" W	200.00	101.000°
L33	S 89° 57' 00" W	200.00	101.000°
L34	S 89° 57' 00" W	200.00	101.000°
L35	S 89° 57' 00" W	200.00	101.000°
L36	S 89° 57' 00" W	200.00	101.000°
L37	S 89° 57' 00" W	200.00	101.000°
L38	S 89° 57' 00" W	200.00	101.000°
L39	S 89° 57' 00" W	200.00	101.000°
L40	S 89° 57' 00" W	200.00	101.000°



