

September 23, 2026

The Board of County Council
Summit County, Utah
60 N. Main Street
Coalville, UT 84017

**PETITION FOR ANNEXATION TO THE MOUNTAIN REGIONAL WATER SPECIAL
SERVICE DISTRICT**

1. Pursuant to the provisions of Utah Code Annotated (“UCA”) Section 17D-1-401, as amended, the undersigned petitioner requests that the Board of County Council (the “Council”), acting as the legislative body for Summit County, annex the property described in Exhibit A (“Property”), which is attached hereto and incorporated by reference, into the boundaries of Mountain Regional Water Special Service District (“District”).

2. By signing this petition, the undersigned petitioner affirms it owns the Property in its entirety. Therefore, the notice, hearing, and protest requirements of Sections 17D-1-205, 17D-1-206, and 17D-1-207 do not apply. UCA § 17D-1-402.

3. The undersigned petitioner desires to receive water service from the District for the Property and is willing to abide by all federal, state, and local laws as well as all lawful adopted rules and regulations of the District as a condition of receiving water service from the District.

The undersigned petitioner, who is sole owner of the Property, has read, understands, and agrees to abide by the foregoing Petition, and the facts set forth are true, accurate, and complete to the best of the undersigned petitioner’s knowledge and belief.

[signatures to follow]

[PARK CITY JUNCTION SIGNATURE PAGE]

Park City Junction, LLC

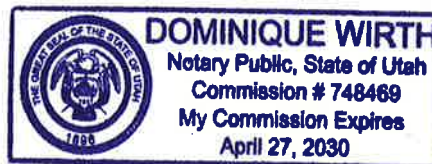
By: 
Marc Stanworth
Authorized Signer

STATE OF Utah)
COUNTY OF Salt Lake) ss.

The foregoing instrument was acknowledged before me this 22 day of
September, by Marc Stanworth.

Witness my hand and official seal
My commission expires: 4/27/30


Notary Public



[SUMMIT COUNTY SIGNATURE PAGE]

Summit County,
a political subdivision of the State of Utah

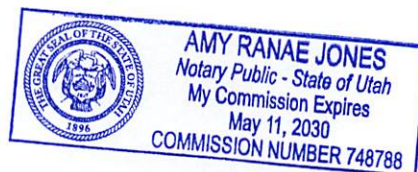
By: Shayne Scott
Shayne C. Scott
County Manager

STATE OF Utah)
) ss.
COUNTY OF Summit

The foregoing instrument was acknowledged before me this 21st day of
September, by Shayne Scott.

Witness my hand and official seal
My commission expires: 5/11/2030

Amy Rj
Notary Public



[HIGH VALLEY TRANSIT DISTRICT SIGNATURE PAGE]

High Valley Transit District,
Board of Trustees

By: Caroline Rodriguez
Caroline Rodriguez
Executive Director

STATE OF) Utah
) ss.
COUNTY OF) Summit

The foregoing instrument was acknowledged before me this 23 day of
September, by Caroline Rodriguez, Executive Director.

Witness my hand and official seal
My commission expires: 04/30/30



Alejandrina S
Notary Public

Exhibit A: Description of Property

Parcels owned by Six Ridge Partners Entities and Affiliates:

PCTC-5B-AM: LOT 5B PARK CITY TECH CENTER LOT 5 SUBDIVISION; ACCORDING TO THE OFFICIAL PLAT ON FILE IN THE SUMMIT COUNTY RECORDERS OFFICE CONT 150,308 SQ FT OR 3.45 AC.

PCTC-402-AM: LOT 402 PARK CITY TECH CENTER LOT 4 SUBDIVISION; ACCORDING TO THE OFFICIAL PLAT ON FILE IN THE SUMMIT COUNTY RECORDERS OFFICE CONT 204,085 SQ FT OR 4.69 AC.

PCTC-403-AM: LOT 403 PARK CITY TECH CENTER LOT 4 SUBDIVISION; ACCORDING TO THE OFFICIAL PLAT ON FILE IN THE SUMMIT COUNTY RECORDERS OFFICE CONT 929,537 SQ FT OR 21.34 AC.

PCTC-404-AM: LOT 404 PARK CITY TECH CENTER LOT 4 SUBDIVISION; ACCORDING TO THE OFFICIAL PLAT ON FILE IN THE SUMMIT COUNTY RECORDERS OFFICE CONT 932,058 SQ FT OR 21.40 AC.

Parcels owned by Summit County:

PCTC-401-AM-X: LOT 401 PARK CITY TECH CENTER LOT 4 SUBDIVISION; ACCORDING TO THE OFFICIAL PLAT ON FILE IN THE SUMMIT COUNTY RECORDERS OFFICE CONT 321,566 SQ FT OR 7.38 AC.

Parcels owned by High Valley Transit:

SCPS-1-X: LOT 1, SUMMIT COUNTY PROPERTY SUBDIVISION; ACCORDING TO THE OFFICIAL PLAT THEREOF AND ON FILE IN THE SUMMIT COUNTY RECORDERS OFFICE. CONT 267,412 SQ FT OR 6.139 AC.

ANNEXATION TO MOUNTAIN
REGIONAL WATER SSD

Altus Station

By Resolution No. MRW 2026-

Legal:

A parcel of land being composed of all of the Park City Tech Center Lot 4 Subdivision (Entry 1059105), on file and of record in the Office of the Summit County Recorder, all of Lot 5B of the Park City Tech Center Lot 5 Subdivision (Entry 951400) on file and of record in the Office of the Summit County Recorder, all of Lot 1 of the Summit County Property Subdivision (Entry 1209056) on file and of record in the Office of the Summit County Recorder and that portion of Landmark Drive within the Park City Tech Center Subdivision (Entry 909756) on file and of record in the Office of the Summit County Recorder, also lying within the Northeast Quarter of Section 24, Township 1 South, Range 3 East, Salt Lake Base & Meridian and the Northwest Quarter of Section 19, Township 1 South, Range 4 East, Salt Lake Base and Meridian, more particularly described as follows:

Beginning at a point on the West Section Line of Section 19, Township 1 South, Range 4 East, Salt Lake Base and Meridian, said point being South 00°01'25" East along said Section Line 943.04 feet from the Northeast Corner of said Section 24:

Thence leaving said point of beginning, and along said Park City Tech Center Lot 4 boundary the following five (5) calls:

- 1) thence South 89°13'11" East a distance of 433.13 feet;
- 2) thence South 00°01'19" West a distance of 3.15 feet;
- 3) thence South 85°30'27" East a distance of 10.33 feet;
- 4) thence South 54°10'21" East a distance of 21.97 feet;
- 5) thence South 44°21'57" East a distance of 7.62 feet to a point on a non-tangential 93.50 foot radius curve to the left, center bears North 59°55'58" East;

thence leaving said Park City Tech Center Lot 4 boundary, and continuing along said Landmark Drive Right-of-Way the following three (3) calls

- 1) thence along the arc of said curve through a central angle of 72°35'50", a distance of 118.47 feet;
- 2) thence North 77°06'12" East a distance of 1.51 feet to a point on a 132.00 foot radius curve to the left
- 3) thence along the arc of said curve through a central angle of 17°01'26", a distance of 39.22 feet to a point on a reverse curve having a 128.70 foot radius curve to the right, then leaving said Landmark Drive Right-of-Way and continuing along said Summit County Property Subdivision boundary the following thirteen (13) calls;
- 1) thence along the arc of said curve through a central angle of 10°43'29", a distance of 24.09 feet;
- 2) thence North 70°48'26" East a distance of 15.85 feet to a point on a non-tangential 486.00 foot radius curve to the right, center bears South 19°11'12" East;
- 3) thence along the arc of said curve through a central angle of 08°55'54", a distance of 75.76 feet to a point on a compound curve having a 19.00 foot radius curve to the right, center bears South 10°15'57" East;

- 4) thence along the arc of said curve through a central angle of 36°32'55", a distance of 12.12 feet to a point on a reverse curve having a 27.00 foot radius curve to the left,
- 5) thence along the arc of said curve through a central angle of 30°42'23", a distance of 14.47 feet;
- 6) thence North 85°34'39" East a distance of 372.15 feet;
- 7) thence North 14°09'25" West a distance of 10.96 feet;
- 8) thence South 89°15'06" East a distance of 372.15 feet;
- 9) thence South 00°44'54" West a distance of 30.00 feet;
- 10) thence South 89°15'06" East a distance of 40.00 feet;
- 11) thence North 00°44'54" East a distance of 30.00 feet;
- 12) thence South 89°15'06" East a distance of 7.81 feet;
- 13) thence South 00°30'50" West a distance of 443.64 feet;

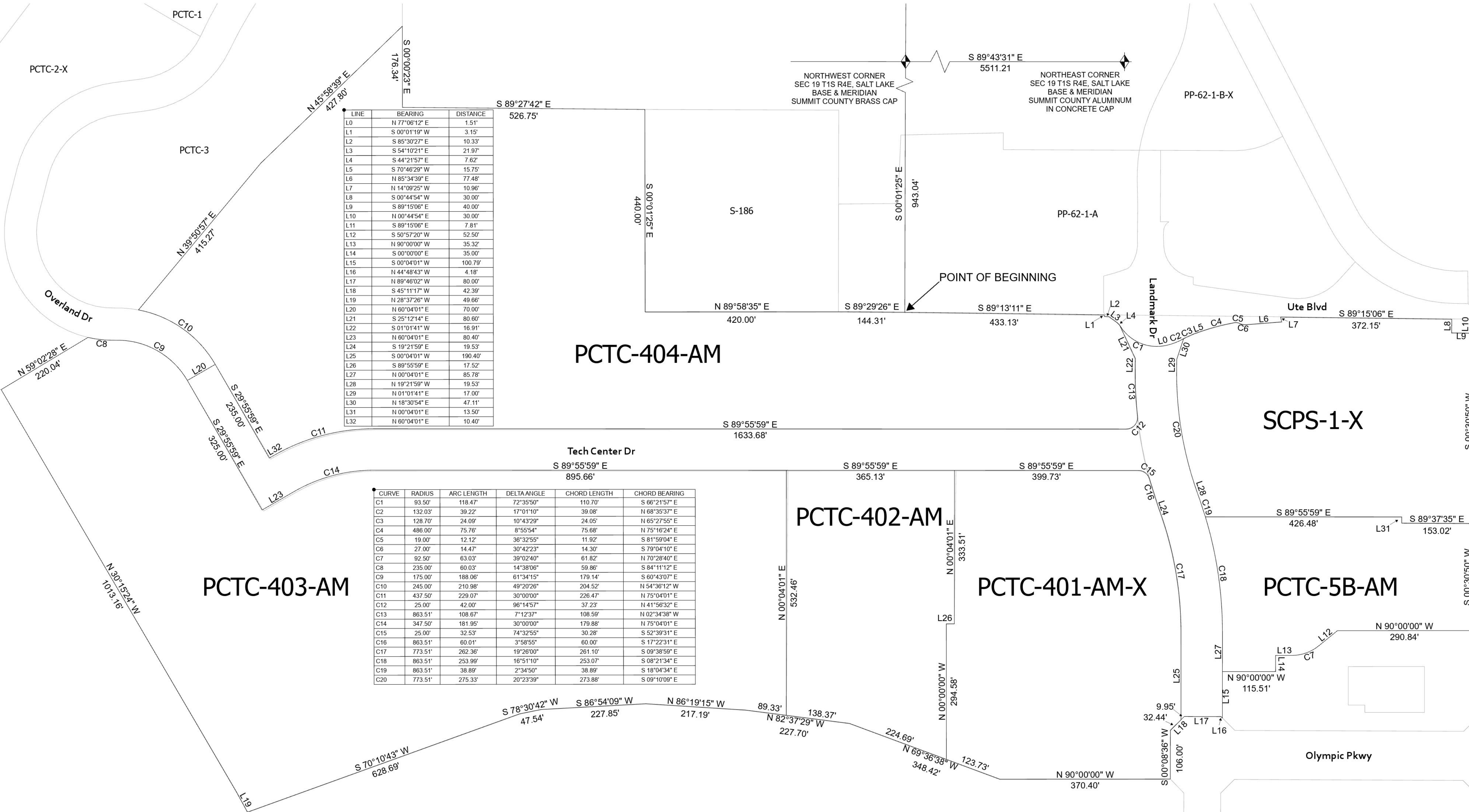
thence leaving said Summit County Property Subdivision boundary and continuing along said Lot 5B of the said Park City Tech Center Lot 5 Subdivision the following seven (7) calls;

- 1) thence South 00°30'50" West a distance of 232.45 feet;
- 2) thence WEST a distance of 290.83 feet;
- 3) thence South 50°57'20" West a distance of 52.50 feet to a point on a 92.50 foot radius curve to the right,
- 4) thence along the arc of said curve through a central angle of 39°02'40", a distance of 63.03 feet;
- 5) thence WEST a distance of 35.32 feet;
- 6) thence SOUTH a distance of 35.00 feet;
- 7) thence WEST a distance of 115.51 feet;

thence leaving said Lot 5B boundary and continuing along said Landmark Drive Right-of-Way the following four (4) calls;

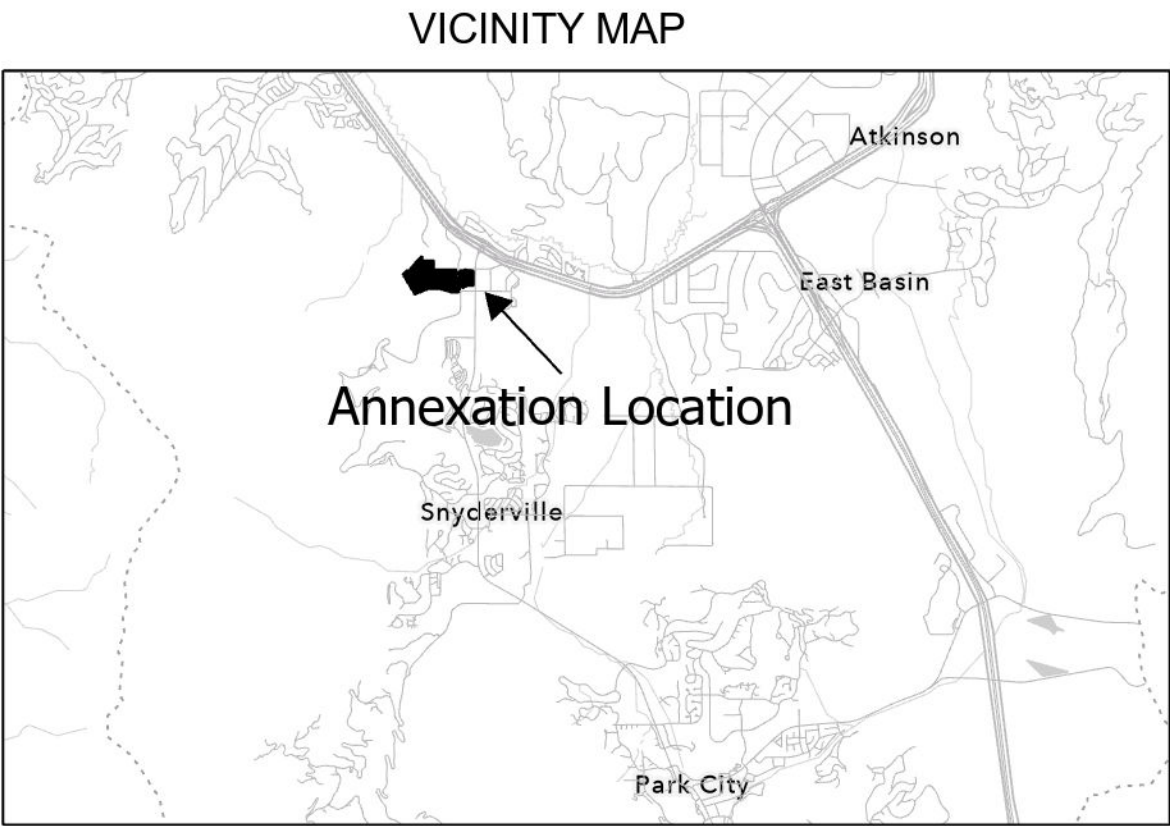
- 1) thence South 00°04'01" West a distance of 100.79 feet;
 - 2) thence North 44°48'43" West a distance of 4.18 feet;
 - 3) thence North 89°46'02" West a distance of 80.00 feet;
 - 4) thence South 45°11'17" West a distance of 9.96 feet;
- thence leaving said Landmark Drive Right-of-Way and continuing along said Park City Tech Center Lot 4 Subdivision boundary, South 45°11'17" West a distance of 32.43 feet; South 00°08'36" West a distance of 106.00 feet; thence WEST a distance of 370.40 feet; thence North 69°36'38" West a distance of 348.42 feet; thence North 82°37'29" West a distance of 227.70 feet; thence North 86°19'15" West a distance of 217.19 feet; thence South 86°54'09" West a distance of 227.85 feet; thence South 78°30'42" West a distance of 47.54 feet; thence South 70°10'43" West a distance of 628.69 feet; thence North 28°37'26" West a distance of 49.66 feet; thence North 30°15'24" West a distance of 1013.16 feet; thence North 59°02'34" East a distance of 220.03 feet to a point on a non-tangential 235.00 foot radius curve to the left, center bears North 13°07'49" East; thence along the arc of said curve through a central angle of 14°38'06", a distance of 60.03 feet to a point on a reverse curve having a 175.00 foot radius curve to the right, thence along the arc of said curve through a central angle of 61°34'15", a distance of 188.06 feet; thence North 60°04'01" East a distance of 70.00 feet to a point on a non-tangential 245.00 foot radius curve to the left, center bears South 60°04'01" West; thence along the arc of said curve through a central angle of 49°20'26", a distance of 210.98 feet; thence North 39°50'57" East a distance of 415.27 feet; thence North 45°58'39" East a distance of 427.79 feet; thence South 00°00'23" East a distance of 176.35 feet; thence South 89°27'42" East a distance of 526.75 feet; thence South 00°01'25" East a distance of 440.00 feet; thence North 89°58'35" East a distance of 420.00 feet; thence South 89°29'26" East a distance of 144.31 feet to said point of beginning.

Containing 3,072,346 Square Feet, or 70.53 Acres, more or less.



LINE	BEARING	DISTANCE
L0	N 77°06'12" E	1.51'
L1	S 00°01'19" W	3.15'
L2	S 85°30'27" E	10.33'
L3	S 54°10'21" E	21.97'
L4	S 44°21'57" E	7.62'
L5	S 70°46'29" W	15.75'
L6	N 85°34'39" E	77.48'
L7	N 14°09'25" W	10.96'
L8	S 00°44'54" W	30.00'
L9	S 89°15'06" E	40.00'
L10	N 00°44'54" E	30.00'
L11	S 89°15'06" E	7.81'
L12	S 50°57'20" W	52.50'
L13	N 90°00'00" W	35.32'
L14	S 00°00'00" E	35.00'
L15	S 00°04'01" W	100.79'
L16	N 44°48'43" W	4.18'
L17	N 89°46'02" W	80.00'
L18	S 45°11'17" W	42.39'
L19	N 28°37'26" W	49.66'
L20	N 60°04'01" E	70.00'
L21	S 25°12'14" E	80.60'
L22	S 01°01'41" W	16.91'
L23	N 60°04'01" E	80.40'
L24	S 19°21'59" E	19.53'
L25	S 00°04'01" W	190.40'
L26	S 89°55'59" E	17.52'
L27	N 00°04'01" E	85.78'
L28	N 19°21'59" W	19.53'
L29	N 01°01'41" E	17.00'
L30	N 18°30'54" E	47.11'
L31	N 00°04'01" E	13.50'
L32	N 60°04'01" E	10.40'

CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD LENGTH	CHORD BEARING
C1	93.50'	118.47'	72°35'50"	110.70'	S 66°21'57" E
C2	132.03'	39.22'	17°01'10"	39.08'	N 69°35'37" E
C3	128.70'	24.09'	10°43'29"	24.05'	N 65°27'55" E
C4	486.00'	75.76'	8°55'54"	75.68'	N 75°16'24" E
C5	19.00'	12.12'	36°32'55"	11.92'	S 81°59'04" E
C6	27.00'	14.47'	30°42'23"	14.30'	S 79°04'10" E
C7	92.50'	63.03'	39°02'40"	61.82'	N 70°28'40" E
C8	235.00'	60.03'	14°38'06"	59.86'	S 84°11'12" E
C9	175.00'	188.06'	61°34'15"	179.14'	S 60°43'07" E
C10	245.00'	210.98'	49°20'26"	204.52'	N 54°36'12" W
C11	437.50'	229.07'	30°00'00"	226.47'	N 75°04'01" E
C12	25.00'	42.00'	98°14'57"	37.23'	N 41°56'32" E
C13	863.51'	108.67'	7°12'37"	108.59'	N 02°34'38" W
C14	347.50'	181.95'	30°00'00"	179.88'	N 75°04'01" E
C15	25.00'	32.53'	74°32'55"	30.28'	S 52°39'31" E
C16	863.51'	60.01'	3°58'55"	60.00'	S 17°22'31" E
C17	773.51'	262.36'	19°26'00"	261.10'	S 09°38'59" E
C18	863.51'	253.99'	16°51'10"	253.07'	S 08°21'34" E
C19	863.51'	38.89'	2°34'50"	38.89'	S 18°04'34" E
C20	773.51'	275.33'	20°23'39"	273.88'	S 09°10'09" E



SURVEYORS CERTIFICATE

I, Christopher Braun, do hereby certify that I am a Professional Land Surveyor and I hold license number 5152604 in accordance with Title 58, Chapter 22, of the Professional Engineers and Professional Land Surveyors Licensing Act. I further certify that this final local entity plat has been made under my direction in compliance with Utah Code 17D-1-401(1)(a) and 17-73-507, and that the annexation to Mountain Regional Water Special Service District is correctly shown hereon. No field survey was performed in the creation of this plat.

APPROVED AS TO FORM
SUMMIT COUNTY ATTORNEY

SUMMIT COUNTY SURVEYOR

SUMMIT COUNTY RECORDER

This Final Entity Plat has been found to be in Compliance with Section 17-73-507 of Utah Code on this ____ day of _____, 20____

BY: _____
Summit County Surveyor

STATE OF UTAH, COUNTY OF SUMMIT
RECORDED AND FILED AT THE REQUEST

OF: _____

DATE: _____ TIME: _____

FEE: \$ _____ ENTRY NO. _____

BY: _____



By K. Baird
Date: 10/13/2026



1:120

