

July 22, 2016

Partner Engineering & Science  
Krystina Forbes

[REDACTED]  
Eatontown, NJ 07724

Re: GRAMA Records Request received July 14, 2016

Request: Records pertaining to property located at:

- Flats at the District  
11800 South District View Drive  
South Jordan, Utah 84095
- Building Code Violations/ Records Request
- Fire Code Violations/ Information Request
- Zoning Violations/ Records Request

Reply: **No Records Found**

If you have any questions please feel free to contact me at 801-253-5203 Ext.1279.



Cindy Valdez, CMC  
Deputy City Recorder

RECEIVED

JUL 14 2016

South Jordan City  
City Recorders Office

CITY OF SOUTH JORDAN  
GRAMA Record Request  
Fax: 801-254-3393



The following form should be completely filled out and returned to the City Recorder's office. The City is allowed 10 business days in which to respond to your request. Presently, South Jordan City Charges .25¢ per page. The City may assess other fees for records compiled in a form other than that maintained. Research or Services Fee may be charged as provided by Utah Code 63G-2-203.

Requestor's Name: Krystina Forbes Partner Engineering & Science  
Address: [Redacted] City: Eatontown  
State: NJ Zip: 07724 Daytime Phone: [Redacted] Fax: [Redacted]

In accordance with the Governmental Records Access Management Act, I am seeking the following record(s) specifically described as: See Attachments

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

which I believe are collected, filed and/or used by the City of South Jordan, 1600 W. Towne Center Drive, South Jordan, Utah 84095 (801) 254-3742.

I would like to view/inspect the record(s).  
 I would like to receive a copy of the record(s) described above. I understand that the City charges a fee for copies of records and the copies will be provided subject to fees being paid. I authorize cost of up to \$ \$25. If costs are greater than the amount I have specified, I further understand that the office will contact me and will not respond to a request for copies if I have not authorized adequate costs.

[Signature]  
Signature

July 14, 2016  
Date

**CITY'S RESPONSE TO RECORD REQUEST - FOR OFFICE USE ONLY**

APPROVED - Requestor notified on \_\_\_\_\_ :20  
 DENIED - Written denial sent on No Records Found :20  
 Requestor notified that this office does not maintain record; and, if known, was also notified of name and address of agency that does maintain record on \_\_\_\_\_ :20  
 Extension of time for extraordinary circumstances. Required notice sent \_\_\_\_\_ :20

COPY FEES: \$ \_\_\_\_\_ If waived, approved by: \_\_\_\_\_

No Records Found.

July 14, 2016

**South Jordan City Recorder**

1600 W. Towne Center Drive  
South Jordan, Utah 84095  
Tel: 801-254-3742  
Fax: 801-254-3393

**Subject: ZONING VIOLATIONS/RECORDS REQUEST**

**Flats at the District**

**11800 South District View Drive  
South Jordan, Utah 84065  
Partner Project # 16-165915.1**

Partner Engineering and Science, Inc., a national Real Estate Due Diligence Firm, is conducting **Environmental Site Assessment** for the above-referenced site(s) on behalf of a financial services client. These assessments are being conducted in accordance with rules and regulations of conventional Freedom of Information Act provisions. Therefore, we are requesting the following information to include in our reports:

- o **Current Zoning Designation is:**\_\_\_\_\_
- o The **CURRENT USE** at the property is **permitted** in this zoning designation. Yes No
- o Conditional uses established for the property (if any):\_\_\_\_\_ None
- o **Copies of any unresolved Notices of Violation or Notices to Comply against the property?**  
\_\_\_Yes, copies attached \_\_\_No, none in records.

***A letter/email listing any outstanding citations, notices of violations, notices of corrective actions or other unresolved issues related to Zoning Codes at the property is requested for submittal with our report. If there is a Certificate of Occupancy, please include a copy with your letter. If there are no such matters relating to the property, please have the letter/email state that there are no such items on file or pending with your department.***

We truly appreciate your assistance with this information. Please fax this completed letter, along with any attachments, to 732-380-1701 or email to [kforbes@partneresi.com](mailto:kforbes@partneresi.com).

**Also, please include the responder's name, signature, title, date and contact information.**

**Date:** \_\_\_\_\_ **SIGNATURE** \_\_\_\_\_

Sincerely,



Krystina Forbes  
FOIA Coordinator

July 14, 2016

**South Jordan City Recorder**  
1600 W. Towne Center Drive  
South Jordan, Utah 84095  
Tel: 801-254-3742  
Fax: 801-254-3393

**Subject: BUILDING CODE VIOLATIONS/RECORDS REQUEST**

**Flats at the District**  
**11800 South District View Drive**  
**South Jordan, Utah 84065**  
**Partner Project # 16-165915.1**

Partner Engineering and Science, Inc. (Partner), a National Real Estate Due Diligence Firm, is conducting a **Property Capital Needs Assessment** and/or an **Environmental Site Assessment** for the above-referenced site(s) on behalf of a financial services client. These assessments are being conducted in accordance with rules and regulations of conventional local and federal Freedom of Information Act provisions. Therefore, we are requesting the following information to include in our reports:

- Please send copies of any unresolved Notices of Violation or Notices to Comply documents filed against the property.  
 Yes, copies included       None on record
- How frequently is the property inspected by the Building Department?  
 During Construction       To investigate a complaint       Annually  
 Never       Other [please describe] \_\_\_\_\_
- Date of last inspection: \_\_\_\_\_ [Please provide a copy, as available.]
- Please send copies of any open building department permits.     Yes, copies included     None in records
- Please send copies of the Certificates of Occupancy.
- Please send copies of permits for any current or historic USTs/ASTs.

**[PLEASE ADD YOUR SIGNATURE, TITLE, DATE AND CONTACT INFORMATION AFTER YOU HAVE COMPLETED THIS FORM]**

Date: \_\_\_\_\_ Signature: \_\_\_\_\_

**A letter/email listing any outstanding citations, notices of violations, notices of corrective action or other unresolved issues related to Building Codes at the property is requested for submittal with our report. If there are no such matters relating to the property, please have the letter/email state that there are no such items on file or pending with your department.**

We truly appreciate your assistance with this information. Please fax this completed letter, along with any attachments, to (732-380-1701 or email to [kforbes@partneresi.com](mailto:kforbes@partneresi.com). Also, please include the responder's name, title, and contact information.

Sincerely,



Krystina Forbes  
FOIA Coordinator

July 14, 2016

**South Jordan City Recorder**  
1600 W. Towne Center Drive  
South Jordan, Utah 84095  
Tel: 801-254-3742  
Fax: 801-254-3393

**Subject: FIRE CODE VIOLATION/ INFORMATION REQUEST**

**Flats at the District**  
**11800 South District View Drive**  
**South Jordan, Utah 84065**  
**Partner Project # 16-165915.1**

Partner Engineering and Science, Inc. (Partner), a National Real Estate Due Diligence Firm, is conducting an **Environmental Site Assessment** for the above-referenced site(s) on behalf of a financial services client. These assessments are being conducted in accordance with rules and regulations of conventional Freedom of Information Act provisions and under the California Public Records Act. Therefore, we are requesting the following information to include in our reports:

1. Are there any unresolved Notices of Violation or Notices to Comply documents filed against the property?  
 Yes     No    [If Yes, please provide details on an attached sheet.]
2. How frequently is the property inspected by the Fire Department/Fire Marshal?  
 During Construction     To investigate a complaint     Annually  
 Never     Other [please describe] \_\_\_\_\_
3. Date of last inspection: \_\_\_\_\_  
[Please provide a copy, as available.]
4. Are there any current records related to the following:  Yes     No  
[If Yes, please provide details on an attached sheet.]
  - a. Current or historical use of hazardous materials/waste
  - b. Storage or release of hazardous materials/waste
  - c. Current or historical underground/aboveground storage tanks [USTs/ASTs]
  - d. Current or historic clarifiers
  - e. Any HAZMAT responses to the property  
[Please provide copies, as available.]

Additionally (if applicable), please provide information/certification that the sprinkler system is in compliance with the 1999 Edition of the National Fire Protection Association's (NFPA) "Standard for the Installation of Sprinkler Systems" (NFPA 13), and the 1998 edition of the NFPA "Standard for the Inspection, Testing, and Maintenance of Water-Based Fire Protection Systems" (NFPA 25).

We truly appreciate your assistance with this information. Please fax this completed letter, along with any attachments, to 732-380-1701 or email to [kforbes@partneresi.com](mailto:kforbes@partneresi.com).

*Also, please include the responder's name, title, date and contact information.*

**DATE:** \_\_\_\_\_ **SIGNATURE:** \_\_\_\_\_

Should you have any questions, please do not hesitate to contact me.

Sincerely,



Krystina Forbes  
FOIA Coordinator