

Fax: 1-503-295-1058



November 9, 2015

PH: 801.254.3742 EMAIL: info@sjc.utah.gov FAX: 801.254.3393

Attn: Suzanne Thomas
Ball Janik, LLP

[REDACTED]
Portland, OR 97204

Re: GRAMA Record Request(s) dated 11/2/2015

I am responding to your GRAMA Record Request submitted to South Jordan City on 11/2/2015 asking for:

- Permit applications and Certificates of Occupancy (or final, approved permits) for all 24 buildings at RiverWalk Estates in South Jordan – Address list attached.

We located 257 record pages pertaining to your GRAMA Record Request.

Please send payment in the amount of \$64.25 to:

City of South Jordan
Attn: City Recorder
1600 W. Towne Center Drive
South Jordan, Utah 84095
Call: 801-254-3742 to make Payment by phone

You had only authorized the amount of \$25 for this request. Once the full amount of \$64.25 is received the records will be sent to you.

This concludes our response to your GRAMA Record Request.

Sincerely,

Anna M. West, CMC
City Recorder



[REDACTED]
Portland, Oregon 97204
[REDACTED]
[REDACTED]

November 9, 2015

Suzanne M. Thomas
Paralegal
[REDACTED]

Anna West
City Recorder
600 W. Towne Center Crive
South Jordan, UT 84095

Re: RiverWalk Estates: GRAMA Records Request date 11/2/2015

Dear Ms. West:

Enclosed is my firm's check in the amount of \$64.25 for payment of the copies requested in my November 2nd GRAMA Records Request. Please contact me with any questions.

Thank you.

Sincerely,

A handwritten signature in blue ink that reads "Suzanne Thomas".

Suzanne M. Thomas
Paralegal

SMT:lrs
encs

DATE	INVOICE NO.	DESCRIPTION	INVOICE AMOUNT		
11/10/2015	111015	Copies of GRAMA records	64.25		
CHECK DATE	11/10/2015	CHECK NUMBER	141788	TOTALS	\$ 64.25

THE FACE OF THIS CHECK HAS A COLORED BACKGROUND ON WHITE PAPER; THE BACK, A UNIQUE CHECK IDENTITY BAR CODE AND A WATERMARK - HOLD AT AN ANGLE TO VIEW.

Ball Janik LLP
General Account

Portland, Oregon 97204

BANK OF THE CASCADES

Portland, Oregon 97204

EXACTLY*** Sixty-Four & 25/100 Dollars

DATE 11/10/2015 CHECK NO. 141788

AMOUNT

***** 64.25

Riverwalk Estates
South Jordan, Utah

Bldg	Address	COO	Builder
1	725 W Mystic Creek Way		Arbor Residential
	727 W Mystic Creek Way		
	729 W Mystic Creek Way		
2	721 W Mystic Creek Way		Arbor Residential
	719 W Mystic Creek Way		
	717 W Mystic Creek Way		
3	713 W Mystic Creek Way		Brad Reynolds Const
	711 W Mystic Creek Way		
	709 W Mystic Creek Way		
4	707 W Mystic Creek Way		Brad Reynolds Const
	705 W Mystic Creek Way		
	703 W Mystic Creek Way		
	701 W Mystic Creek Way		
5	698 W Warm Creek Bay		Brad Reynolds Const
	696 W Warm Creek Bay		
	694 W Warm Creek Bay		
6	10242 S Mystic Spring Way		Arbor Residential
	10244 S Mystic Spring Way		
	10246 S Mystic Spring Way		
7	10237 S Mystic Falls Way		Brad Reynolds Const
	10235 S Mystic Falls Way		
	10233 S Mystic Falls Way		
8	716 W Mystic Creek Way		Arbor Residential
	714 W Mystic Creek Way		
	712 W Mystic Creek Way		
9	718 W Mystic Creek Way		Arbor Residential
	720 W Mystic Creek Way		
	722 W Mystic Creek Way		
10	738 W Mystic Creek Way		Arbor Residential
	736 W Mystic Creek Way		
	734 W Mystic Creek Way		
11	718 W Mystic Brook Way		Brad Reynolds
	716 W Mystic Brook Way		
	714 W Mystic Brook Way		
12	720 W Mystic Brook Way		Brad Reynolds
	722 W Mystic Brook Way		
	724 W Mystic Brook Way		
13	10227 S Mystic Falls Way		Brad Reynolds
	10225 S Mystic Falls Way		
	10223 S Mystic Falls Way		
	10221 S Mystic Falls Way		
14	10219 S Mystic Falls Way		Brad Reynolds
	10217 S Mystic Falls Way		
	10215 S Mystic Falls Way		
	10213 S Mystic Falls Way		

Riverwalk Estates
 South Jordan, Utah

15	✓ 10211 S Mystic Falls Way	Brad Reynolds
	✓ 10209 S Mystic Falls Way	
	✓ 10207 S Mystic Falls Way	
	✓ 10203 S Mystic Falls Way	
16	✓ 724 W Mystic Falls Way	Brad Reynolds
	✓ 720 W Mystic Falls Way	
	✓ 718 W Mystic Falls Way	
	✓ 716 W Mystic Falls Way	
17	✓ 736 W Mystic Falls Way	Brad Reynolds
	✓ 734 W Mystic Falls Way	
	✓ 732 W Mystic Falls Way	
	✓ 728 W Mystic Falls Way	
18	✓ 10210 S Mystic Falls Way	Brad Reynolds
	✓ 10208 S Mystic Falls Way	
	✓ 10206 S Mystic Falls Way	
	✓ 10204 S Mystic Falls Way	
19	✓ 10218 S Mystic Falls Way	Brad Reynolds
	✓ 10216 S Mystic Falls Way	
	✓ 10214 S Mystic Falls Way	
	✓ 10212 S Mystic Falls Way	
20	✓ 10228 S Mystic Falls Way	Brad Reynolds
	✓ 10226 S Mystic Falls Way	
	✓ 10224 S Mystic Falls Way	
	✓ 10222 S Mystic Falls Way	
21	✓ 10229 S Mystic Brook Way	Brad Reynolds
	✓ 10231 S Mystic Brook Way	
	✓ 10233 S Mystic Brook Way	
22	✓ 10227 S Mystic Brook Way	Brad Reynolds
	✓ 10225 S Mystic Brook Way	
	✓ 10223 S Mystic Brook Way	
	✓ 10221 S Mystic Brook Way	
23	✓ 10213 S Mystic Brook Way	Brad Reynolds
	✓ 10215 S Mystic Brook Way	
	✓ 10217 S Mystic Brook Way	
	✓ 10219 S Mystic Brook Way	
24	✓ 10203 S Mystic Brook Way	Brad Reynolds
	✓ 10205 S Mystic Brook Way	
	✓ 10207 S Mystic Brook Way	
	✓ 10209 S Mystic Brook Way	



City of South Jordan

Building Division

1600 W Towne Center Drive
South Jordan, UT 84065
801-254-3742
http://www.southjordancity.org

Table with permit details: Permit # 34280, Project # 2006-7433, Permit Cat. Building Permit, Permit Type Residential New, Issue Date 6/20/2006

Construction Permit

Table with address and parcel information: Address Full Street Name 727 MYSTIC CREEK WAY W, Apt. (10250 S), Assessor's Parcel No. 2714233036, Tract Parcel Map Number THE VILLAGE AT RIVERWALK, Lot Number BLDG 1 UNIT A

Description of work.
BLDG 1, UNIT A
THE VILLAGE @ RIVERWALK

Table with building value and occupancy: Building Value \$214,000.00, Occupancy MF Residential, Construction Type V B, Units 1, Sprinkler False, Square Feet 3673, Garage Sq. Ft. 506

Table for Current Owners: ARBOR RESIDENTIAL PROPERTIES LC - 45 W SEGO LILY DR # 301 SANDY UT 84070, Telephone 561-8594, Email

Table for Contractor: ARBOR RESIDENTIAL PROPERTIES LC - 45 W SEGO LILY DR # 301 SANDY UT 84070, Telephone 561-8594, Email

Lic. Information Exp. Date:

Table for Applicant: ARBOR RESIDENTIAL PROPERTIES LC - 45 W SEGO LILY DR # 301 SANDY UT 84070, Telephone 561-8594, Email

Lic. Information Exp. Date:

Table for Engineer: Vector Engineering - UT, Telephone 999-9999, Email

Lic. Information Exp. Date:

Fees

Table with fee breakdown: Fee Group, Fee Type Desc, Unit Cost, Quantity, Fee Amount, Payment Amount, Balance. Includes items like BLDG New Plan Check, ELEC: Finished SF, State Fee, etc.

Handwritten signature

Stamp: JUN 28 2006

Stamp: JUN 28 2006

Stamp: SOUTH JORDAN CITY



City of South Jordan

Building Division

1600 W Towne Center Drive
South Jordan, UT 84065
801-254-3742
http://www.southjordancity.org

Table with permit details: Permit # 34281, Project # 2006-7436, Permit Cat. Building Permit, Permit Type Residential New, Issue Date 6/20/2006

Construction Permit

Table with address and parcel information: Address Full Street Name 726 MYSTIC CREEK WAY W, Apt. (10200 S), Assessor's Parcel No. 27142330035, Tract Parcel Map Number VILLAGE AT RIVERWALK, Lot Number BLDG 1 UNIT B

Description of work.

BLDG 1 UNIT B
THE VILLAGE @ RIVERWALK

Table with building value and occupancy: Building Value \$213,000.00, Occupancy MF Residential, Construction Type V B, Units 1, Sprinkler False, Square Feet 3299, Garage Sq. Ft. 552

Table with current owners: Current Owners * ARBOR RESIDENTIAL PROPERTIES LC - 45 W SEGO LILY DR # 301 SANDY UT 84070, Telephone 561-8694, Email

Table with contractor: Contractor * ARBOR RESIDENTIAL PROPERTIES LC - 45 W SEGO LILY DR # 301 SANDY UT 84070, Telephone 561-8694, Email

Table with lic. information: Lic. Information Exp. Date:

Table with applicant: Applicant * ARBOR RESIDENTIAL PROPERTIES LC - 45 W SEGO LILY DR # 301 SANDY UT 84070, Telephone 561-8694, Email

Table with lic. information: Lic. Information Exp. Date:

Fees

Table with fee groups and amounts: Fee Group Building, Fee Type Desc Admin Override, Unit Cost, Quantity, Fee Amount, Payment Amount, Balance. Totals \$10,275.34

Handwritten signature

JUN 28 2006



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

Permit #	34284
Project #	2005-7438
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	6/20/2006

Construction Permit

Address/Full Street Name	Assessor's Parcel No.	Tract/Parcel Map Number	Lot Number
723 MYSTIC CREEK WAY W, Apt. (10200 S)	2714233034	VILLAGE AT RIVER WALK	BLDG 1 UNIT C
Description of work.			
BLDG 1 UNIT C VILLAGE AT RIVERWALK			

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$192,000.00	MF Residential	Type V B	1	False	3610	552

Current Owners	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Contractor	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information	Exp. Date:		
Applicant	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information	Exp. Date:		

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building	Admin Override			\$9,980.70		\$9,980.70
	BLDG New Plan Check	0.65	1825.39	\$1,186.50		\$1,186.50
	BLDG New PME Plan Check	0.25	288.70	\$72.18		\$72.18
	ELEC: Finished SF	0.06	1785.00	\$107.10		\$107.10
	First Meter	250.00	1.00	\$250.00		\$250.00
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	PLUMB: Drain	10.65	12.00	\$126.60		\$126.60
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	2114.09	\$21.14		\$21.14
	Valuation	0	0	\$1,825.39		\$1,825.39
	Voluntary Public Art Initiative	0	0	\$0.00		\$0.00
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	IMP ResMF: Roadway	882.00	1.00	\$882.00		\$882.00
	IMP: 3/4" Culinary Water	2651.00	1.00	\$2,651.00		\$2,651.00
Totals:				\$9,980.70		\$9,980.70

[Handwritten Signature]

JUN 28 2006

1

5/4/06 Date Work Starts 2006-7433 SOUTH JORDAN CITY Permit Number

Single Family Dwelling 729 W Warm Creek Road

BUILDING FEE SCHEDULE table with columns for Building Fees, Plan Check Fees, Electrical Fees, Plumbing Fees, Mechanical Fees, Subtotal, Water, Sewer, Storm Sewer, Moving or Demo, Temporary Conn., Reinspection, State Fee, Total.

Blk 1 A The Village at Riverwalk 729 W Warm Creek Road

ARBOR COMMERCIAL & RESIDENTIAL 45 W. 10000 S. #301 SANDY, UT 84070

Arbor Residential 251 624 Vector Eng 990-1775

ARBOR HOMES INC 45 W. 10000 S. #301 SANDY 251624

SALT CITY ELECTRIC 84005 253-9102

2 TON PLUMBING 8212 S. 1950 W. W. JORDAN 4893569

NEBEKER, INC. 84041 1398038

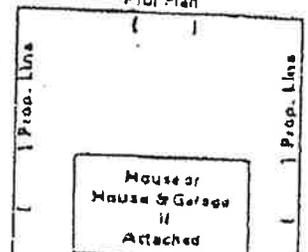
3-est. Units Now on Lot Assesory Bldgs. Now on Lot

Type of Improvement/Kind of Const. Sign, Build, Remodel, Addition, Repair, Move, Convert Use, Demolish

Zone Rm-4 APPROVED

Disapproved 5-18-06 Approved Sub-ck. by [Signature]

Minimum Setbacks in Feet table with columns Front, Side, Side, Rear and values 0, 15, 0, 0.



Approval table with columns Requested, Received, Approved for various departments like Board of Adjustment, Health Dept, Fire Dept, etc.

RECEIVED MAY 05 2006 South Jordan Mix. Dept.

Plan Chk. OK by [Signature] Signature of Approval Date 6-14-06

This permit becomes null and void if work or construction authorized is not commenced within 180 days...

Signature of Contractor or Authorized Agent Date Signature of Owner or Owner's Agent Date

Date of Application: 5/4/06
 Date Work Starts: _____
 Proposed Use of Structure: Single Family Dwelling
 Bldg. Address: Mystic Creek Way
777 W Warm Creek Bay
 Address Certificate No.: 726
 Assessor's Parcel No.: 2714 233 0035 0000

SOUTH JORDAN CITY
 Receiver No.: 1006-7435
 Date Issued: _____
 Permit Number: _____

BUILDING FEE SCHEDULE		Valuation
Square Ft. of Building	<u>2209</u>	<u>2/3000</u>
<input type="checkbox"/> Rough Basement	<u>1090</u>	Building Fees
<input type="checkbox"/> Finest Basement		Plan Check Fees
Carport sq. ft.	<u>232</u>	Electrical Fees <u>220.918</u>
Garage sq. ft.	<u>662</u>	Plumbing Fees <u>144.7</u>
Type of Bldg.	<u>5B</u>	Mechanical Fees <u>26.1</u>
No. of Bldgs.	<u>1</u>	Subtotal
No. of Stories	<u>3</u>	Water
No. of Bedrooms	<u>3</u>	Sewer
No. of Dwellings	<u>3</u>	Storm Sewer
Type of Construction	<u>Frame</u>	Moving or Demo.
Max. Occ. Load		Temporary Conn.
Fire Sprinkler	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Reinspection
Special Approvals		State Fee
Board of Adjustment		Total
Health Dept.		
Fire Dept.		
Soil Report		
Water or Well Permit		
Traffic Engineer		
Flood Control		
Sewer or Septic Tank		
City Engineer (off site)		
Gas		
Comments:		

Block: B Subd. Name & Number: The Village at Riverwalk
 Property Location: 777 W Warm Creek Bay
 Total Property Area - In Acres or Sq. Ft.: 1090 MIN / 11194
 Total Bldg. Site Area Used: 1

Owner of Property: ARBOR COMMERCIAL & RESIDENTIAL
 Mailing Address: 45 W. 10000 S. #301 SANDY, UT 84070

Business Name Address: Arbor Residential Business Lic. No.: 251624
 Architect or Engineer: Vector Eng Phone: 990-1775
 General Contractor: ARBOR HOMES INC Phone: 561-8594

Business Address - City - Zip: 45 W. 10000 S. #301 SANDY 84070
 State Lic. No.: 251624 City/Co. Lic. No.: _____
 Electrical Contractor: SALT CITY ELECTRIC Phone: 253-9102

Business Address - City - Zip: PO BOX 1262 RIVERTON 84005
 State Lic. No.: 5245777 City/Co. Lic. No.: _____
 Plumbing Contractor: 2 TON PLUMBING Phone: _____

Business Address - City - Zip: 8212 S. 1950 W. W. JORDAN 84084
 State Lic. No.: 4893569 City/Co. Lic. No.: _____
 Mechanical Contractor: NEBEKER, INC. Phone: 299-1212

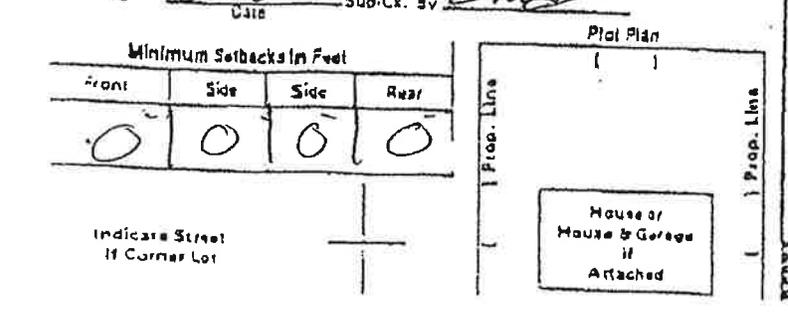
Business Address - City - Zip: 1104 N. 1600 W. LANTANA UT 84041
 State Lic. No.: 1398038 City/Co. Lic. No.: _____
 Previous Usage of Land or Structure (Past 3 yrs.): _____

Dwell. Units Now on Lot: _____ Assesory Bldgs. Now on Lot: _____
 Type of Improvement/Kind of Const.:
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

No. of off-street parking spaces:
 Covered: _____ Uncovered: _____

SUB-CHECK Zone: RM-4 Zone Approved by: [Signature]

Disapproved: _____ Approved: 5-18-06 Date: _____
 Sub-Chk. by: [Signature]



This application does not become a permit until signed below.
 Plan Chk. OK by: [Signature]
 Signature of Approval: _____ Date: 5-18-06

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at any time after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law requiring construction or the performance of any other state or local law requiring construction under penalty of perjury.

Signature of Contractor or Authorized Agent: _____ Date: _____
 Signature of Owner if Owner: _____ Date: _____
 Census Tract: _____ Traffic Zone: _____ Coordinates (Lat., No.): _____



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84085
 801-254-3742
 http://www.southjordancity.org

Permit #	34285
Project #	2006-7440
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	8/21/2006

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
719 MYSTIC CREEK WAY W, Apt. (10200 S)	2714233037	VILLAGE AT RIVERWALK	BLDG 2 UNIT A

Description of work.

BLDG 2 UNIT A
 VILLAGE AT RIVERWALK/UNFINISHED BASEMENT
 \$6882 ROADWAY IMPACT FEE WAIVED
 \$2598 PARK IMPACT FEE WAIVED

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$214,000.00	MF Residential	Type V B	1	False	3673	506

Current Owners	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	

Contractor	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	

Lic. Information	Exp. Date

Applicant	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	

Lic. Information	Exp. Date

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$7,069.80	\$7,069.80	\$0.00
	BLDG New Plan Check	0.65	1974.33	\$1,283.31	\$1,283.31	\$0.00
	BLDG New PME Plan Check	0.25	321.93	\$80.48	\$80.48	\$0.00
	ELEC: Finished SF	0.06	2163.00	\$129.78	\$129.78	\$0.00
	First Meter	250.00	1.00	\$250.00	\$250.00	\$0.00
	MECH: FIP	9.50	1.00	\$9.50	\$9.50	\$0.00
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00	\$32.00	\$0.00
	PLUMB: Drain	10.55	13.00	\$137.15	\$137.15	\$0.00
	PLUMB: WaterHeater	13.50	1.00	\$13.50	\$13.50	\$0.00
	State Fee	0.01	2296.26	\$22.96	\$22.96	\$0.00
	Valuation	0	0	\$1,974.33	\$1,974.33	\$0.00
	Voluntary Public Art Initiative	0	0	\$0.00	\$0.00	\$0.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63	\$71.63	\$0.00
	IMP ResMF: Police Services	136.16	1.00	\$136.16	\$136.16	\$0.00
	IMP ResSF: Construction Water	200.00	1.00	\$200.00	\$200.00	\$0.00
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00	\$78.00	\$0.00
	IMP: 3/4" Culinary Water	2651.00	1.00	\$2,651.00	\$2,651.00	\$0.00
Totals				\$7,069.80	\$7,069.80	\$7,069.80

Receipt Summary

Receipt ID	Payment	LOGINID	Type	Paid By	LOGINID	Date Time
Totals	1685	7069.80	ibrandl	Credit Card	Arbors Homes	ibrandl 10/24/2006



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **721 MYSTIC CREEK WAY W, Apt. (10200 S)**

Project Number: **2006-7440**

Permits: **34286**

Residential New

6/21/2006 12:00:00 AM

Tenant Name: * **ARBOR RESIDENTIAL PROPERTIES LC -**

Tenant Address: **45 W SEGO LILY DR # 301 SANDY UT 84070**

Description: **BLDG 2 UNIT A
VILLAGE @ RIVERWALK
ROAD & PARK IMPACT FEES WAIVED PER MEMO FROM RICK HORST DATED 7/5/06
C.O. ISSUED 5/27/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233083**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **BLDG 2 UNIT A**

Date: **5/27/09**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

Permit #	34286
Project #	2006-7440
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	6/21/2006

Construction Permit

Address Full Street Name	Assessor Parcel No.	Tract Parcel Map Number	Lot Number
719 MYSTIC CREEK WAY W, Apt. (10200 S)	2714233037	VILLAGE AT RIVERWALK	BLDG 2 UNIT A

Description of work.

BLDG 2 UNIT A
 VILLAGE AT RIVERWALK/UNFINISHED BASEMENT
 \$882 ROADWAY IMPACT FEE WAIVED
 \$2596 PARK IMPACT FEE WAIVED

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$214,000.00	MF Residential	Type V B	1	False	3673	506

Current Owners	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	

Contractor	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	

Lic. Information	Exp. Date:

Applicant	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	

Lic. Information	Exp. Date:

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$7,069.80	\$7,069.80	\$0.00
	BLDG New Plan Check	0.65	1974.33	\$1,283.31	\$1,283.31	\$0.00
	BLDG New PME Plan Check	0.25	321.93	\$80.48	\$80.48	\$0.00
	ELEC: Finished SF	0.06	2183.00	\$129.78	\$129.78	\$0.00
	First Meter	250.00	1.00	\$250.00	\$250.00	\$0.00
	MECH: FIP	9.50	1.00	\$9.50	\$9.50	\$0.00
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00	\$32.00	\$0.00
	PLUMB: Drain	10.55	13.00	\$137.15	\$137.15	\$0.00
	PLUMB: WaterHeater	13.50	1.00	\$13.50	\$13.50	\$0.00
	State Fee	0.01	2296.28	\$22.96	\$22.96	\$0.00
	Valuation	0	0	\$1,974.33	\$1,974.33	\$0.00
	Voluntary Public Art Initiative	0	0	\$0.00		\$0.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63	\$71.63	\$0.00
	IMP ResMF: Police Services	136.16	1.00	\$136.16	\$136.16	\$0.00
	IMP ResSF: Construction Water	200.00	1.00	\$200.00	\$200.00	\$0.00
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00	\$78.00	\$0.00
	IMP: 3/4" Culinary Water	2651.00	1.00	\$2,651.00	\$2,651.00	\$0.00
Totals				\$7,069.80	\$7,069.80	\$7,069.80

Receipt Summary

Totals	Receipt ID	Payment	LOGINID	Type	Paid By	LOGINID	Date Time
	1665	7069.80	tbrandt	Credit Card	Arbors Homes	tbrandt	10/24/2006



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **721 MYSTIC CREEK WAY W, Apt. (10200 S)**

Project Number: **2006-7440**

Permits: 34286

Residential New

6/21/2006 12:00:00 AM

Tenant Name: * **ARBOR RESIDENTIAL PROPERTIES LC -**

Tenant Address: **45 W SEGO LILY DR # 301 SANDY UT 84070**

Description: **BLDG 2 UNIT A
VILLAGE @ RIVERWALK
ROAD & PARK IMPACT FEES WAIVED PER MEMO FROM RICK HORST DATED 7/5/06
C.O. ISSUED 5/27/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233083**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **BLDG 2 UNIT A**

Date: **5/27/09**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **719 MYSTIC CREEK WAY W, Apt. (10200 S)**

Project Number: **2006-7443**

Permits: 34289

Residential New

6/21/2006

Contractor Name: * **ARBOR RESIDENTIAL PROPERTIES LC -**

Contractor Address **45 W SEGO LILY DR # 301 SANDY UT 84070**

Description: **BLDG 2 UNIT B
VILLAGE @ RIVERWALK
ROAD & PARK IMPACT FEES WAIVED PER MEMO FROM RICK HORST DATED 7/5/06
CO 1/31/11**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233084**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **BLDG 2 UNIT B**

Date: **1/31/2011**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

SOJ090831004

Permit #	39054
Project #	2008-12222
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	8/31/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
713 MYSTIC CREEK WAY W, Apt. (10200 S)	2714233040	COTTAGES AT RIVERWALK	BLDG 3 UNIT 1

Description of work.
 BLDG 3 UNIT 1 COTTAGES @ RIVERWALK
 3 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date:	11/30/2009
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date:	11/30/2009
Architect	Full Street Name	Telephone	Email
* JSA ARCHITECTS -	UT	(801)733-2500	
Lic. Information		Exp. Date:	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$11,922.05	\$11,922.05	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$98.28	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	First Meter	308.00	1.00	\$0.00	\$308.00	(\$308.00)
	BLDG New Plan Check	500.00	1.00	\$0.00	\$500.00	(\$500.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$1,507.20	\$1,507.20	(\$1,507.20)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 1" Culinary Water	5324.00	1.00	\$0.00	\$5,324.00	(\$5,324.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1808.18	\$18.08		\$18.08
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	First Meter	308.00	1.00	\$308.00		\$308.00
	BLDG New Plan Check	500.00	1.00	\$500.00		\$500.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,507.20		\$1,507.20
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 1" Culinary Water	5324.00	1.00	\$5,324.00		\$5,324.00
Totals				\$11,922.05	\$11,922.05	\$0.00

Receipt Summary

Receipt ID	Payment	Type	Paid By	LOGINID	Date Time
5759	\$500.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	8/31/2009 12:39 PM
5759	\$98.28	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	8/31/2009 12:39 PM
5759	\$308.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	8/31/2009 12:39 PM
5759	\$982.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	8/31/2009 12:39 PM
5759	\$2,596.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	8/31/2009 12:39 PM
5759	\$71.63	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	8/31/2009 12:39 PM
5759	\$136.16	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	8/31/2009 12:39 PM
5759	\$200.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	8/31/2009 12:39 PM
5759	\$78.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	8/31/2009 12:39 PM
5759	\$5,324.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	8/31/2009 12:39 PM
5759	\$9.50	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	8/31/2009 12:39 PM
5759	\$32.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	8/31/2009 12:39 PM
5759	\$147.70	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	8/31/2009 12:39 PM
5759	\$13.50	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	8/31/2009 12:39 PM
5759	\$18.08	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	8/31/2009 12:39 PM
5759	\$1,507.20	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	8/31/2009 12:39 PM
Totals	\$11,922.08				

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

SOUTH JORDAN CITY

*Date of Application _____ Date Work Starts _____

*Proposed Use of Structure
3plex - Cottages Lane

*Bldg. Address
713 W Mystic Creek Way

*Address Certificate No. **A Unit** Assessors Parcel No. **2714233040**

*Lot # **3** Block **1** Subd. Name & Number **Cottages @ Riverwalk**

*Property Location _____ *If mees and bounds see instructions

*Total Property Area - In Acres or Sq. Ft. _____ Total Bldg. Site Area Used _____

*Owner of Property _____ Phone _____

*Mailing Address _____ City - Zip _____

*Business Name Address _____ Business Lic. No. _____

*Architect or Engineer _____ Phone _____

*General Contractor **Brad Reynolds** Phone _____

*Business Address - City - Zip _____ *State Lic. No. _____ *City/Co. Lic. No. _____

*Electrical Contractor _____ Phone _____

*Business Address - City - Zip _____ *State Lic. No. _____ *City/Co. Lic. No. _____

*Plumbing Contractor _____ Phone _____

*Business Address - City - Zip _____ *State Lic. No. _____ *City/Co. Lic. No. _____

*Mechanical Contractor _____ Phone _____

*Business Address - City - Zip _____ *State Lic. No. _____ *City/Co. Lic. No. _____

*Previous Usage of Land or Structure (Past 3 yrs.) _____

*Dwell. Units Now on Lot _____ *Assessory Bldgs. Now on Lot _____

*Type of Improvement / Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

*No. of off-street parking spaces: Covered _____ Uncovered _____

Receipt No. **12222** Date Issued _____ Permit Number _____

BUILDING FEE SCHEDULE

Square Ft. of Building		Valuation	
<input type="checkbox"/> Rough Basement		Building Fees	
<input type="checkbox"/> Finish Basement		Plan Check Fees	
Carport sq. ft.		Electrical Fees	
Garage sq. ft.		Plumbing Fees	
Type of Bldg.	Occ. Group	Mechanical Fees	
No. of Bldgs.	R. Value Walls Roof	Subtotal	
No. of Stories	R R	Water	
No. of Bedrooms		Sewer	
No. of Dwellings		Storm Sewer	
Type of Construction		Moving or Demo.	
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Temporary Conn.	
Max. Occ. Load		Re-Inspection	
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		State Fee	
Special Approvals		Total	11922.05
Board of Adjustment	Required	Received	Approved
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

Comments:
1-1" meter

Land Use Cert. _____

Electrical Dept. _____

HiBack C.G & S. _____

Other _____

Bond Required Yes No Amount _____

This application does not become a permit until signed below.

Plan Chk. OK by _____ Date _____

Signature of Approval _____ Date _____

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* Signature or Contractor or Authorized Agent _____ Date _____

* Signature of Owner (If Owner) _____ Date _____

PLANNING DEPT. USE

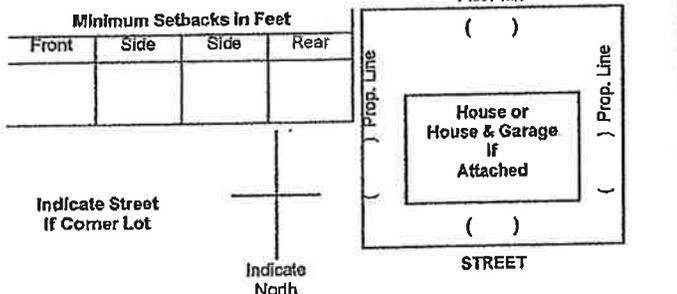
Census Tract _____ Traffic Zone _____ Coordinate Ident. No. _____

New S.L.U. Code No. _____ Old S.L.U. Code No. _____

Certificate of Occupancy _____

SUB-CHECK Zone _____ Zone Approved By _____

Disapproved _____ Approved _____ Date _____ Sub-Ck. By _____



Note: 24 Hours notice is required for all inspections



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **713 MYSTIC CREEK WAY W, Apt. (10200 S)**

Project Number: **2008-12222**

Permits: 39064

Residential New

8/31/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 3 UNIT 1 COTTAGES @ RIVERWALK
3 PLEX/A UNIT
LANDSCAPE BOND PAID 12/18/09
CO ISSUED 12/18/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233040**

Tract Number: **COTTAGES AT RIVERWALK**

Lot Number: **BLDG 3 UNIT 1**

Date: **12/18/09**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **711 MYSTIC CREEK WAY W, Apt. (10200 S)**

Project Number: **2008-12223**

Permits: **39065**

Residential New

8/31/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 3 UNIT 2 COTTAGES @ RIVERWALK
3 PLEX/B UNIT
LANDSCAPE BOND PAID 12/18/09
CO ISSUED 3/10/10**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233041**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **BLDG 3 UNIT B**

Date: **3/10/10**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

SOJ090831005

Permit #	39065
Project #	2008-12223
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	8/31/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
711 MYSTIC CREEK WAY W, AptL (10200 S)	2714233041	VILLAGE AT RIVERWALK	BLDG 3 UNIT B

Description of work:
 BLDG 3 UNIT 2 COTTAGES @ RIVERWALK
 3 PLEX/B UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1652.00	547.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Architect	Full Street Name	Telephone	Email
* JSA ARCHITECTS -	UT	(801)733-2500	
Lic. Information		Exp. Date:	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,804.58	\$5,804.58	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1822.56	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1822.56	\$18.23		\$18.23
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,804.58	\$5,804.58	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

SOUTH JORDAN CITY

*Date of Application	Date Work Starts	Receipt No. 12223	Date Issued	Permit Number
----------------------	------------------	----------------------	-------------	---------------

*Proposed Use of Structure
3 plex Cottages

*Bldg. Address
711 W. Mystic Creek Lane

*Address Certificate No.
B Unit

*Assessors Parcel No.
2714233041

*Lot # Block *Sched. Name & Number
Bldg 3 2 Cottages

BUILDING FEE SCHEDULE			
Square Ft. of Building	Valuation		
<input type="checkbox"/> Rough Basement	Building Fees		
<input type="checkbox"/> Finish Basement	Plan Check Fees		
Carport sq. ft.	Electrical Fees		
Garage sq. ft.	Plumbing Fees		
Type of Bldg.	Mechanical Fees		
No. of Bldgs.	Subtotal		
No. of Stories	Water		
No. of Bedrooms	Sewer		
No. of Dwellings	Storm Sewer		
Type of Construction	Moving or Demo.		
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.	Temporary Conn.		
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	Re-Inspection		
Max. Occ. Load	State Fee		
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	Total	5804.58	

*Property Location If metes and bounds see instructions

*Total Property Area - In Acres or Sq. Ft.

*Owner of Property Phone

*Mailing Address City - Zip

*Business Name Address Business Lic. No.

*Architect or Engineer Phone

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			
Comments:			
Land Use Cert.			
Electrical Dept.			
H/Back C.G & S.			
Other			
Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No	Amount		

*General Contractor **Brad Reynolds** Phone

*Business Address - City - Zip *State Lic. No. *City/Co. Lic. No.

*Electrical Contractor Phone

*Business Address - City - Zip *State Lic. No. *City/Co. Lic. No.

*Plumbing Contractor Phone

*Business Address - City - Zip *State Lic. No. *City/Co. Lic. No.

*Mechanical Contractor Phone

*Business Address - City - Zip *State Lic. No. *City/Co. Lic. No.

*Previous Usage of Land or Structure (Past 3 yrs.)

*Dwell. Units Now on Lot *Accessory Bldgs. Now on Lot

*Type of Improvement / Kind of Const.

Sign Build Remodel Addition

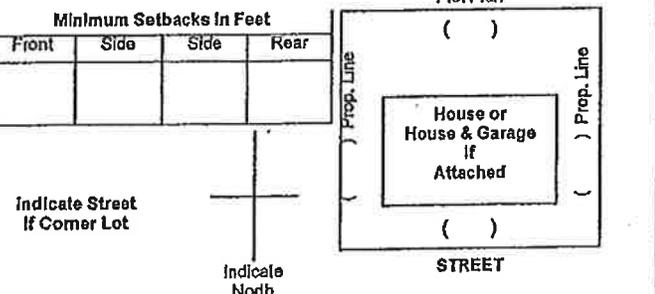
Repair Move Convert Use Demolish

*No. of off-street parking spaces:

Covered _____ Uncovered _____

SUB-CHECK Zone Zone Approved By

Disapproved _____ Approved _____ Date Sub-Ck. By _____



This application does not become a permit until signed below.

Plan Chk. OK by _____ Date _____

Signature of Approval _____ Date _____

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* _____ Date _____

Signature of Contractor or Authorized Agent

* _____ Date _____

Signature of Owner (If Owner)

PLANNING DEPT. USE	Census Tract	Traffic Zone	Coordinate Ident. No.
	New S.L.U. Code No.		Old S.L.U. Code No.
	Certificate of Occupancy		

Note: 24 Hours notice is required for all inspections



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **709 MYSTIC CREEK WAY W, Apt. (10200 S)**

Project Number: **2008-12224**

Permits: 39066

Residential New

8/31/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 3 UNIT 3 COTTAGES @ RIVERWALK
3 PLEX/C UNIT
LANDSCAPE BOND 12/18/09
CO ISSUED 3/10/10**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233042**

Tract Number: **COTTAGES AT RIVERWALK**

Lot Number: **BLDG 3 UNIT 3**

Date: **3/10/10**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

SOJ090831003



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

Permit #	39068
Project #	2008-12224
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	8/31/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
708 MYSTIC CREEK WAY W, Apt. (10200 S)	2714233042	COTTAGES AT RIVERWALK	BLDG 3 UNIT 3

Description of work:
 BLDG 3 UNIT 3 COTTAGES @ RIVERWALK
 3 PLEX/C UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1625.00	553.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Architect	Full Street Name	Telephone	Email
* JSA ARCHITECTS -	UT	(801)733-2500	
Lic. Information		Exp. Date:	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,802.94	\$5,802.94	\$0.00
	MECH: FIP	9.60	1.00	\$0.00	\$9.60	(\$9.60)
	PLUMB: Waterfeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1820.94	\$0.00	\$18.21	(\$18.21)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1625.00	\$0.00	\$97.50	(\$97.50)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.60	1.00	\$9.60		\$9.60
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1820.94	\$18.21		\$18.21
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1625.00	\$97.50		\$97.50
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,802.94	\$5,802.94	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

SOUTH JORDAN CITY

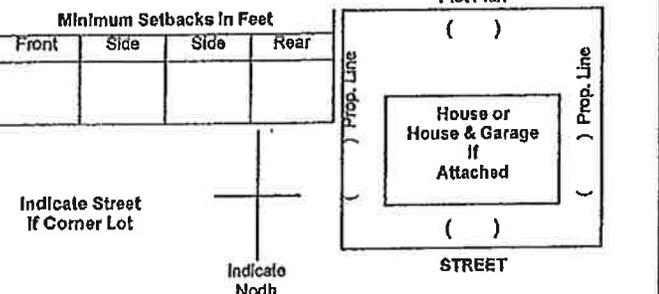
*Date of Application	Date Work Starts	Receipt No. 1222A	Date Issued	Permit Number
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BUILDING FEE SCHEDULE

*Proposed Use of Structure 3 plex Cottages	Square Ft. of Building	Valuation
*Bldg. Address 109 W Mystic Creek Ln.	<input type="checkbox"/> Rough Basement	Building Fees
*Address Certificate No. C. Unit	<input type="checkbox"/> Finish Basement	Plan Check Fees
Assessors Parcel No. 2714233042	Carport sq. ft.	Electrical Fees
*Lot # Block Subd. Name & Number Bldg 3 3 Cottages	Garage sq. ft.	Plumbing Fees
*Property Location	Type of Bldg.	Mechanical Fees
<input type="checkbox"/> If metes and bounds see instructions	Occ. Group	Subtotal
*Total Property Area - In Acres or Sq. Ft.	No. of Bldgs.	Water
	Walls Roof	Sewer
*Owner of Property	No. of Stories	Storm Sewer
Phone	R R	Moving or Demo.
*Mailing Address	No. of Bedrooms	Temporary Conn.
City - Zip	No. of Dwellings	Re-Inspection
*Business Name Address	Type of Construction	State Fee
Business Lic. No.	<input type="checkbox"/> Frame <input type="checkbox"/> Brck Var.	
Phone	<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	
*Architect or Engineer	Max. Occ. Load	
Phone	Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	Total 5802.94
*General Contractor Brad Reynolds	Special Approvals	Required
Business Address - City - Zip	Board of Adjustment	Received
State Lic. No.	Health Dept.	Approved
City/Co. Lic. No.	Fire Dept.	
Phone	Soil Report	
*Electrical Contractor	Water or Well Permit	
Business Address - City - Zip	Traffic Engineer	
State Lic. No.	Flood Control	
City/Co. Lic. No.	Sewer or Septic Tank	
Phone	City Engineer (off site)	
*Plumbing Contractor	Gas	
Business Address - City - Zip	Comments:	
State Lic. No.		
City/Co. Lic. No.		
Phone		
*Mechanical Contractor	Land Use Cert.	
Business Address - City - Zip	Electrical Dept.	
State Lic. No.	HiBack C.G & S.	
City/Co. Lic. No.	Other	
Phone	Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No	Amount
*Previous Usage of Land or Structure (Past 3 yrs)	This application does not become a permit until signed below.	
*Dwell. Units Now on Lot	Plan Chk. OK by	
Assessory Bldgs. Now on Lot	Signature of Approval	
Type of Improvement / Kind of Const.	Date	
<input type="checkbox"/> Sign <input type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition	This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.	
<input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish	Signature of Contractor or Authorized Agent	
*No. of off-street parking spaces:	Date	
Covered	Signature of Owner (If Owner)	
Uncovered	Date	

SUB-CHECK	Zone	Zone Approved By
-----------	------	------------------

Disapproved _____ Date _____
 Approved _____ Date _____
 Sub-Ck. By _____



Note: 24 Hours notice is required for all inspections

Comments:		
Land Use Cert.		
Electrical Dept.		
HiBack C.G & S.		
Other		
Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No	Amount	
This application does not become a permit until signed below.		
Plan Chk. OK by		
Signature of Approval	Date	
This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.		
Signature of Contractor or Authorized Agent	Date	
Signature of Owner (If Owner)	Date	
Census Tract	Traffic Zone	Coordinate Ident. No.
New S.L.U. Code No.		Old S.L.U. Code No.
Certificate of Occupancy		

SOJ081009006



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordanclty.org>

Permit #	38100
Project #	2008-11098
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	10/9/2008

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
698 WARM CREEK BAY W	2713101001	VILLAGE AT RIVERWALK	UNIT # 8 BLDG 6

Description of work.

BLDG 5 UNIT 8 VILLAGE @ RIVERWALK
 3 PLEX/C UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1625.00	553.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$11,360.47	\$11,360.47	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1820.94	\$0.00	\$18.21	(\$18.21)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	Miscellaneous Fees	50.00	1.00	\$0.00	\$50.00	(\$50.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	300.20	\$0.00	\$75.05	(\$75.05)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1625.00	\$0.00	\$97.50	(\$97.50)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	First Meter	250.00	1.00	\$0.00	\$250.00	(\$250.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1520.74	\$0.00	\$988.48	(\$988.48)
	Landscape Bond	1000.00	1.00	\$0.00	\$1,000.00	(\$1,000.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF All: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 3/4" Cullinary Water	3194.00	1.00	\$0.00	\$3,194.00	(\$3,194.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1820.94	\$18.21		\$18.21
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	Miscellaneous Fees	50.00	1.00	\$50.00		\$50.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	BLDG New PME Plan Check	0.25	300.20	\$75.05		\$75.05
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1625.00	\$97.50		\$97.50
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	First Meter	250.00	1.00	\$250.00		\$250.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1520.74	\$988.48		\$988.48
	Landscape Bond	1000.00	1.00	\$1,000.00		\$1,000.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF All: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 3/4" Cullinary Water	3194.00	1.00	\$3,194.00		\$3,194.00
Totals				\$11,360.47	\$11,360.47	\$0.00

Receipt Summary

Receipt ID	Payment	Type	Paid By	LOGINID	Date Time
4784	\$988.48	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$75.05	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$97.50	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$250.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$882.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$2,596.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$71.63	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$136.16	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$200.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$78.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$3,194.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$1,000.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$9.50	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$32.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$50.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$147.70	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$13.50	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$18.21	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
4784	\$1,520.74	Credit Card	BRAD REYNOLDS CONSTRUCTION	jkallas	10/9/2008 9:32 AM
Totals	\$11,360.47				



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **698 WARM CREEK BAY W**

Project Number: **2008-11098**

Permits: 38100

Residential New

10/9/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 5 UNIT 8 VILLAGE AT RIVERWALK (TOWNHOME)
3-PLEX/C UNIT
LANDSCAPE BOND PAID ON THIS UNIT FOR ENTIRE 3 PLEX 10/9/08
CO ISSUED 2/17/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2713101001**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 8 BLDG 5**

Date: *2/17/09*

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1800 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordanclty.org>

SOJ081009007

Permit #	38085
Project #	2008-11097
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	10/9/2008

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
696 WARM CREEK BAY W	2713101002	VILLAGE AT RIVERWALK	UNIT 9 BLDG 5

Description of work.

BLDG 5 UNIT 9 VILLAGE @ RIVERWALK 3 PLEX/B UNIT
--

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1652.00	547.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$10,312.52	\$10,312.52	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1822.56	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.83	1.00	\$0.00	\$71.83	(\$71.83)
	BLDG New PME Plan Check	0.25	301.82	\$0.00	\$75.46	(\$75.46)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	First Meter	250.00	1.00	\$0.00	\$250.00	(\$250.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1520.74	\$0.00	\$988.48	(\$988.48)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 3/4" Culinary Water	3194.00	1.00	\$0.00	\$3,194.00	(\$3,194.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1822.56	\$18.23		\$18.23
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.83	1.00	\$71.83		\$71.83
	BLDG New PME Plan Check	0.25	301.82	\$75.46		\$75.46
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	First Meter	250.00	1.00	\$250.00		\$250.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1520.74	\$988.48		\$988.48
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 3/4" Culinary Water	3194.00	1.00	\$3,194.00		\$3,194.00
Totals				\$10,312.52	\$10,312.52	\$0.00



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **696 WARM CREEK BAY W**

Project Number: **2008-11097**

Permits: 38085

Residential New

10/9/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 5 UNIT 9 VILLAGE AT RIVERWALK (TOWNHOME)
3-PLEX/B UNIT
FOOTING & FOUNDATION PERMIT ISSUED 10/2/08, ONE PERMIT ISSUED FOR ENTIRE 3 PLEX
FULL PERMIT ISSUED 10/9/08
LANDSCAPE BOND PAID ON ENTIRE BLDG 10/9/08
CO ISSUED 10/2/08**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2713101002**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT 9 BLDG 5**

Date: **2/12/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Print Form

Plan # 4058

SOUTH JORDAN CITY

*Date of Application Aug 25, 2008		Date Work Starts		Receipt No. 11097		Date Issued		Permit Number	
*Proposed Use of Structure Townhomes Unit B.				BUILDING FEE SCHEDULE					
*Bldg. Address 696 West Warm Creek Bay South Jordan, Utah 84095				Square Ft. of Building 1652		Valuation 147,000			
*Address Certificate No.				Assessors Parcel No. 2713101002		<input type="checkbox"/> Rough Basement		Building Fees	
*Lot # 9				*Block 5		*Subd. Name & Number Villages at Riverwalk		<input type="checkbox"/> Finish Basement	
*Property Location 10250 s. 800 w. South Jordan, UT 84095				<input type="checkbox"/> If metes and bounds see instructions		Garage sq. ft. 547		Plan Check Fees	
*Total Property Area - In Acres or Sq. Ft.				Total Bldg. Site Area Used		Type of Bldg. 1B		Electrical Fees 1652	
*Owner of Property Villages at Riverwalk/Brad Reynolds Const.				Phone 801-281-2200		Occ. Group R-3		Plumbing Fees 1411	
*Mailing Address PO Box 17958				City - Zip Salt Lake City 84117		No. of Bldgs. 1		Mechanical Fees 211	
*Business Name Address				Business Lic. No. 13800A		No. of Stories 2		Subtotal	
*Architect or Engineer JSA Architects				Phone 801-733-2500		No. of Bedrooms 3		Water	
*General Contractor Brad Reynolds Construction, Inc.				Phone 801-281-2200		No. of Dwellings 1		Sewer	
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117				*State Lic. No. 249108-5501		*City/Co. Lic. No. 13800A		Storm Sewer	
*Electrical Contractor TS Electric				Phone 801-263-0188		Type of Construction <input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input checked="" type="checkbox"/> Concrete <input type="checkbox"/> Steel		Moving or Demo.	
*Business Address - City - Zip 6220 S 300 W Murray 84107				*State Lic. No. 89249403-5501		*City/Co. Lic. No.		Temporary Conn.	
*Plumbing Contractor Dave Cable Plumbing				Phone 435-258-2528		Max. Occ. Load		Re-Inspection	
*Business Address - City - Zip 3434 W 6800 S Wellsville 84339				*State Lic. No. 000035233-2		*City/Co. Lic. No.		State Fee	
*Mechanical Contractor Comfort Solutions				Phone 801-393-2206		Fire Sprinkler <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		Total 10,312.52	
*Business Address - City - Zip 2023 Wall Ave. Ogden 84401				*State Lic. No. 479189-5501		*City/Co. Lic. No.		Special Approvals	
*Previous Usage of Land or Structure (Past 3 yrs.)				Dwell. Units Now on Lot		Assessory Bldgs. Now on Lot		Board of Adjustment	
*Type of Improvement / Kind of Const. <input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish				SUB-CHECK		Zone		Zone Approved By	
*No. of off-street parking spaces:				Covered		Uncovered		Health Dept.	
Disapproved				Date		Sub-Ck. By		Fire Dept.	
Approved				Date		Sub-Ck. By		Soil Report	
Minimum Setbacks in Feet				Front		Side		Side	
Rear				Front		Side		Side	
Indicate Street If Corner Lot				STREET		STREET		Water or Well Permit	
Indicate North				STREET		STREET		Traffic Engineer	
Note: 24 Hours notice is required for all inspections				STREET		STREET		Flood Control	
				STREET		STREET		Sewer or Septic Tank	
				STREET		STREET		City Engineer (off site)	
				STREET		STREET		Gas	
				STREET		STREET		Comments:	
				STREET		STREET		Land Use Cert.	
				STREET		STREET		Electrical Dept.	
				STREET		STREET		HIBack C.G & S.	
				STREET		STREET		Other	
				STREET		STREET		Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount	
				STREET		STREET		This application does not become a permit until signed below.	
				STREET		STREET		Plan Chk. OK by <i>[Signature]</i> 10/1/2008	
				STREET		STREET		Signature of Approval	
				STREET		STREET		Date	
				STREET		STREET		This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.	
				STREET		STREET		* Signature or Contractor or Authorized Agent	
				STREET		STREET		Date	
				STREET		STREET		* Signature of Owner (If Owner)	
				STREET		STREET		Date	
				STREET		STREET		Census Tract	
				STREET		STREET		Traffic Zone	
				STREET		STREET		Coordinate Ident. No.	
				STREET		STREET		New S.L.U. Code No.	
				STREET		STREET		Old S.L.U. Code No.	
				STREET		STREET		Certificate of Occupancy	

AUG 25 2008



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

SOJ081009008

Permit #	38056
Project #	2008-11089
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	10/9/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
694 WARM CREEK BAY W	2713101003	VILLAGE AT RIVERWALK	UNIT 10 BLDG 16 5

Description of work.
 BLDG 5 UNIT 10 VILLAGE @ RIVERWALK
 3 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2008
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Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
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Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$10,288.98	\$10,288.98	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	300.98	\$0.00	\$75.25	(\$75.25)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	First Meter	250.00	1.00	\$0.00	\$250.00	(\$250.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1507.20	\$0.00	\$979.68	(\$979.68)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 3/4" Culinary Water	3194.00	1.00	\$0.00	\$3,194.00	(\$3,194.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1808.18	\$18.08		\$18.08
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	BLDG New PME Plan Check	0.25	300.98	\$75.25		\$75.25
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	First Meter	250.00	1.00	\$250.00		\$250.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1507.20	\$979.68		\$979.68
	Valuation	0.00	0.00	\$1,507.20		\$1,507.20
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 3/4" Culinary Water	3194.00	1.00	\$3,194.00		\$3,194.00
Totals				\$10,288.98	\$10,288.98	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4060

Print Form

SOUTH JORDAN CITY

*Date of Application Aug 25, 2008	Date Work Starts	Receipt No. 11099	Date Issued	Permit Number
--------------------------------------	------------------	----------------------	-------------	---------------

*Proposed Use of Structure
Townhomes **Unit A**

*Bldg. Address
694 West Warm Creek Bay South Jordan, Utah 84095

*Address Certificate No. Assessor's Parcel No.
271301003

*Lot # 10	*Block 5	*Subd. Name & Number Villages at Riverwalk
--------------	-------------	---

*Property Location
10250 s. 800 w. South Jordan, UT 84095

*Total Property Area - In Acres or Sq. Ft. Total Bldg. Site Area Used

*Owner of Property
Villages at Riverwalk/Brad Reynolds Const. Phone 801-281-2200

*Mailing Address
PO Box 17958 Salt Lake City 84117

*Business Name Address Business Lic. No.
13800A

*Architect or Engineer
JSA Architects Phone 801-733-2500

*General Contractor
Brad Reynolds Construction, Inc. Phone 801-281-2200

*Business Address - City - Zip PO Box 17958 Salt Lake City 84117	*State Lic. No. 249108-5501	*City/Co. Lic. No. 13800A
---	--------------------------------	------------------------------

*Electrical Contractor
TS Electric Phone 801-263-0188

*Business Address - City - Zip 6220 S 300 W Murray 84107	*State Lic. No. 89249403-5501	*City/Co. Lic. No.
---	----------------------------------	--------------------

*Plumbing Contractor
Dave Cable Plumbing Phone 435-258-2528

*Business Address - City - Zip 3434 W 6800 S Wellsville 84339	*State Lic. No. 000035233-2	*City/Co. Lic. No.
--	--------------------------------	--------------------

*Mechanical Contractor
Comfort Solutions Phone 801-393-2206

*Business Address - City - Zip 2023 Wall Ave. Ogden 84401	*State Lic. No. 479189-5501	*City/Co. Lic. No.
--	--------------------------------	--------------------

*Previous Usage of Land or Structure (Past 3 yrs.)

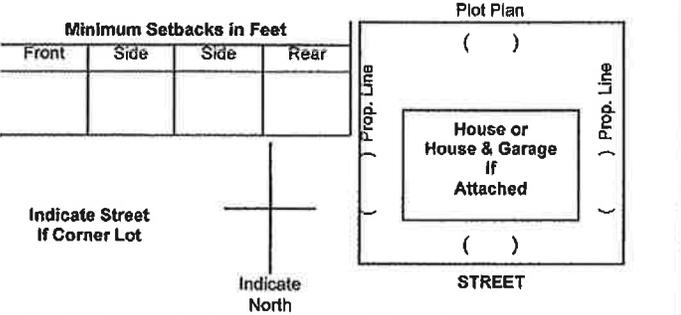
*Dwell. Units Now on Lot Assessor's Bldgs. Now on Lot

*Type of Improvement / Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

*No. of off-street parking spaces:
Covered _____ Uncovered _____

SUB-CHECK Zone Zone Approved By

Disapproved Approved Date Sub-Ck. By



Note: 24 Hours notice is required for all inspections

BUILDING FEE SCHEDULE

Square Ft. of Building 16,38	Valuation 145,000
<input type="checkbox"/> Rough Basement	Building Fees
<input type="checkbox"/> Finish Basement	Plan Check Fees
Porch/Patio - 182	Electrical Fees 1638
Garage sq. ft. 471	Plumbing Fees 1441
Type of Bldg. 1B Occ. Group R-3	Mechanical Fees 241
No. of Bldgs. 1	Subtotal
No. of Stories 2	Water
No. of Bedrooms 3	Sewer
No. of Dwellings 1	Storm Sewer
Type of Construction	Moving or Demo.
<input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var.	Temporary Conn.
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input checked="" type="checkbox"/> Concrete <input type="checkbox"/> Steel	Re-inspection
Max. Occ. Load	State Fee
Fire Sprinkler <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Total 10,288.98

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

Comments:
AUG 25 2008

Land Use Cert.
Electrical Dept.
HiBack C.G & S.
Other
Bond Required Yes No Amount

This application does not become a permit until signed below.
Plan Chk. OK by *Alan Bush* 10/1/2008
Signature of Approval Date

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

*
Signature or Contractor or Authorized Agent Date
*
Signature of Owner (If Owner) Date

PLANNING DEPT. USE	Census Tract	Traffic Zone	Coordinate Ident. No.
	New S.L.U. Code No.		Old S.L.U. Code No.
	Certificate of Occupancy		



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **694 WARM CREEK BAY W**

Project Number: **2008-11099**

Permits: 38099

Residential New

10/9/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 5 UNIT 10 VILLAGE AT RIVERWALK (TOWNHOME)
3-PLEX/A UNIT
LANDSCAPE BOND ON ENTIRE BLDG RELEASED TO BRAD REYNOLDS CONST 5/18/09
CO ISSUED 5/18/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2713101003**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT 10 BLDG 5**

Date: **5/18/09**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

Permit #	35270
Project #	2006-8203
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	11/28/2006

Construction Permit

Address/Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10242 MYSTIC SPRING WAY S	2714233031	VILLAGE @ RIVERWALK	6-C

Description of work.

BLDG 6 UNIT C VILLAGE @ RIVERWALK
 NO BASEMENT
 ROADWAY & PARKS IMPACT FEES WAIVED

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$160,000.00	MF Residential	Type V B	1	False	1785	552

Current Owners	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	681-8594	

Contractor	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	681-8594	

Lic. Information	Exp. Date:

Applicant	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	681-8594	

Lic. Information	Exp. Date:

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,879.79	\$5,879.79	\$0.00
	BLDG New Plan Check	0.65	1608.75	\$1,045.69	\$1,045.69	\$0.00
	BLDG New PME Plan Check	0.25	278.15	\$69.54	\$69.54	\$0.00
	ELEC: Finished SF	0.06	1785.00	\$107.10	\$107.10	\$0.00
	MECH: FIP	9.50	1.00	\$9.50	\$9.50	\$0.00
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00	\$32.00	\$0.00
	PLUMB: Drain	10.55	11.00	\$116.05	\$116.05	\$0.00
	PLUMB: WaterHeater	13.50	1.00	\$13.50	\$13.50	\$0.00
	State Fee	0.01	1888.90	\$18.87	\$18.87	\$0.00
	Valuation	0	0	\$1,608.75	\$1,608.75	\$0.00
	IMP ResMF Att: Park/OS	2596.00	0	\$0.00		\$0.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63	\$71.63	\$0.00
	IMP ResMF: Police Services	136.16	1.00	\$136.16	\$136.16	\$0.00
	IMP: 3/4" Culinary Water	2651.00	1.00	\$2,651.00	\$2,651.00	\$0.00
	IMP ResMF Att Roadway	882.00	0	\$0.00		\$0.00
Totals				\$5,879.79	\$5,879.79	\$0.00

Receipt Summary

Receipt ID	Payment	LOGINID	Type	Paid By	LOGINID	Date Time	
Totals	1870	5879.79	snark	Credit Card	ARBOR HOMES	snark	11/28/2006

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Mansion Homes Unit C

SOUTH JORDAN CITY

* Date of Application 10/2/06 Date Work Starts _____

Receipt No. 8203 Date issued _____ Permit Number _____

* Proposed Use of Structure
Single Family Dwelling

BUILDING FEE SCHEDULE

* Bldg. Address
10246 S. Mystic Spring Way

Square Ft. of Building 1785 Valuation 160,000

* Address Certificate No. _____ Assessors Parcel No. 27-14-233-031-000

Rough Basement Building Fees _____
 Finish Basement Plan Check Fees _____

* Lot # BLD 6 * Block C * Subd. Name & Number The Village at Riverwalk

Carport sq. ft. 229 Electrical Fees 1785
Garage sq. ft. 552 Plumbing Fees 1177

* Property Location Mystic * If metes and bounds see instructions

Type of Bldg. SB Occ. Group R-5 Mechanical Fees 277

* Total Property Area - In Acres or Sq. Ft. _____ Total Bldg. Site Area Used 2361 Main

No. of Bldgs. 1 R. Value Walls R Roof R Subtotal _____

* Owner of Property Arbor Commercial & Residential Phone _____

No. of Stories 1 No. of Bedrooms 2 No. of Dwellings 3

* Mailing Address 45 West 10000 South Suite 301 Sandy, Utah 84070 City - Zip _____

Type of Construction Frame Brick Var. Brick Block Concrete Steel

* Business Name Address Arbor Residential Business Lic. No. 251624

Max. Occ. Load _____ Fire Sprinkler Yes No

* Architect or Engineer Vector Engineering Phone 990-1775

Special Approvals _____ Required _____ Received _____ Approved _____

* General Contractor Arbor Homes Inc Phone 561-8594

Board of Adjustment _____ Health Dept. _____ Fire Dept. _____

* Business Address - City - Zip W 10000 Ste 301 Sandy, UT 84070 * State Lic. No. 251624 * City/Co. Lic. No. _____

Soil Report _____ Water or Well Permit _____

* Electrical Contractor Salt City Electric Phone 253-9102

Traffic Engineer _____ Flood Control _____

* Business Address - City - Zip PO Box 1262 Riverton UT 84065 * State Lic. No. 5245777 * City/Co. Lic. No. _____

Sewer or Septic Tank _____ City Engineer (off site) _____

* Plumbing Contractor 2 Ton Plumbing Phone _____

Gas _____

* Business Address - City - Zip 12 S 1950 W West Jordan UT 84084 * State Lic. No. 4893569 * City/Co. Lic. No. _____

Comments: _____

* Mechanical Contractor Nebeker Inc Phone 299-1212

South Jordan Bldg. Dept. _____

* Business Address - City - Zip 1104 N 1600 W Layton UT 84041 * State Lic. No. 1398038 * City/Co. Lic. No. _____

Land Use Cert. _____ Electrical Dept. _____

* Previous Usage of Land or Structure (Past 3 yrs.) _____

HiBack C.G. & S. _____ Other _____

* Dwell. Units Now on Lot _____ * Accessory Bldgs. Now on Lot _____

Bond Required Yes No

* Type of Improvement/Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

This application does not become a permit until signed below.

* No. of offstreet parking spaces: Covered _____ Uncovered _____

Plan Chk. OK by Bob M. [Signature] Date 11-1-06

SUB-CHECK Zone RM-4 Zone Approved By APPROVED

Signature of Approval _____ Date _____

Disapproved 11-22-06 Approved _____ Sub-Ck. By [Signature]

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at any time after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

Minimum Setbacks In Feet
Front [Handwritten] Side [Handwritten] Side [Handwritten] Rear [Handwritten]

Signature of Contractor or Authorized Agent _____ Date _____

note: building 6 approved as shown on plan
Indicate Street If Corner Lot

Signature of Owner (If owner) _____ Date _____
Centus Tract. _____ Traffic Zone _____ Coordinate Ident. No. _____



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10242 MYSTIC SPRING WAY S**

Project Number: **2006-8203**

Permits: 35270

Residential New

11/28/2006 12:00:00 AM

Tenant Name: * **ARBOR RESIDENTIAL PROPERTIES LC -**

Tenant Address: **45 W SEGO LILY DR # 301 SANDY UT 84070**

Description: BLDG 6 UNIT C VILLAGE @RIVERWALK
ROADWAY & PARKS IMPACT FEES WAIVED
LANDSCAPE BOND PAID 4/17/07

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233031**

Tract Number: **VILLAGE @RIVERWALK**

Lot Number: **6-C**

Date: **6/7/2007**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

Permit #	35268
Project #	2006-8202
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	11/28/2006

Construction Permit

Address, Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10244 MYSTIC SPRING WAY S	2714233032	VILLAGE @RIVERWALK	6-B

Description of work.
 BLDG 6 UNIT B THE VILLAGE AT RIVERWALK
 NO BASEMENT
 ROADS & PARKS IMPACT FEES WAIVED

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$194,000.00	MF Residential	Type V B		False	2209	582

Current Owners	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	

Contractor	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	

Applicant	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$6,611.81	\$6,611.81	\$0.00
	BLDG New Plan Check	0.65	1638.93	\$1,195.30	\$1,195.30	\$0.00
	BLDG New PME Plan Check	0.25	335.24	\$83.81	\$83.81	\$0.00
	ELEC: Finished SF	0.06	2209.00	\$132.54	\$132.54	\$0.00
	MECH: FIP	9.50	1.00	\$9.50	\$9.50	\$0.00
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00	\$32.00	\$0.00
	PLUMB: Drain	10.55	14.00	\$147.70	\$147.70	\$0.00
	PLUMB: WaterHeater	13.50	1.00	\$13.50	\$13.50	\$0.00
	State Fee	0.01	2174.17	\$21.74	\$21.74	\$0.00
	Valuation	0	0	\$1,838.93	\$1,838.93	\$0.00
	IMP ResMF Att: Park/OS	2596.00	0	\$0.00		\$0.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63	\$71.63	\$0.00
	IMP ResMF: Police Services	136.16	1.00	\$136.16	\$136.16	\$0.00
	IMP ResSF: Construction Water	200.00	1.00	\$200.00	\$200.00	\$0.00
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00	\$78.00	\$0.00
	IMP: 3/4" Cullinary Water	2851.00	1.00	\$2,651.00	\$2,651.00	\$0.00
	IMP ResMF All Roadway	882.00	0	\$0.00		\$0.00
Totals				\$6,611.81	\$6,611.81	\$6,611.81

Receipt Summary

Receipt ID	Payment	LOGINID	Type	Paid By	LOGINID	Date Time	
Totals	1868	6811.81	ibrandi	Credit Card	Arbors Homes	ibrandi	11/28/2006

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Mansion Homes Unit B

SOUTH JORDAN CITY

* Date of Application: 10/2/06 Date Work Starts: _____ Receipt No.: 8202 Date Issued: _____ Permit Number: _____

* Proposed Use of Structure: Single Family Dwelling

* Bidg. Address: 10244 S. Mystic Spring Way

* Address Certificate No.: _____ Assessor's Parcel No.: 27-14-233-032-0000

* Lot # BLD 6 * Block B * Subd. Name & Number: The Village at Riverwalk

* Property Location: 10244 S. Spring Way * If metes and bounds see instructions

* Total Property Area - In Acres or Sq. Ft.: As per plot recorded with county Total Bldg. Site Area Used: 1666 Main / 1119 Upper

* Owner of Property: Arbor Commercial & Residential Phone: _____

* Mailing Address: 45 West 10000 South Suite 301 Sandy, Utah 84070 City - Zip: _____

* Business Name Address: Arbor Residential Business Lic. No.: 251624

* Architect or Engineer: Vector Engineering Phone: 990-1775

* General Contractor: Arbor Homes Inc Phone: 561-8594

* Business Address - City - Zip: W 10000 Ste 301 Sandy, UT 84070 * State Lic. No.: 251624 * City/Co. Lic. No.: _____

* Electrical Contractor: Salt City Electric Phone: 253-9102

* Business Address - City - Zip: PO Box 1262 Riverton UT 84065 * State Lic. No.: 5245777 * City/Co. Lic. No.: _____

* Plumbing Contractor: 2 Ton Plumbing Phone: _____

* Business Address - City - Zip: 12 S 1950 W West Jordan UT 84084 * State Lic. No.: 4893569 * City/Co. Lic. No.: _____

* Mechanical Contractor: Nebeker Inc Phone: 299-1212

* Business Address - City - Zip: 1104 N 1600 W Layton UT 84041 * State Lic. No.: 1398038 * City/Co. Lic. No.: _____

* Previous Usage of Land or Structure (Past 3 yrs.): _____

* Dwell. Units Now on Lot: _____ * Accessory Bldgs. Now on Lot: _____

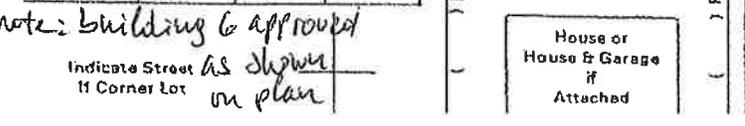
* Type of Improvement/Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

* No. of offstreet parking spaces: _____ Covered _____ Uncovered _____

SUB-CHECK Zone: RM-4 Zone Approved By: APPROVED

Disapproved: _____ Approved: 11-22-06 Date: _____ Sub-Ck. By: [Signature]

Minimum Setbacks in Feet			
Front	Side	Side	Rear
<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>



note: building 6 approved as shown on plan

BUILDING FEE SCHEDULE			
Square Ft. of Building	Valuation	Building Fees	
<u>2209</u>	<u>194,000</u>		
<input type="checkbox"/> Rough Basement		Building Fees	
<input type="checkbox"/> Finish Basement		Plan Check Fees	
Carpent sq. ft. <u>263</u>		Electrical Fees	<u>2209</u>
Garage sq. ft. <u>552</u>		Plumbing Fees	<u>1441</u>
Type of Bldg. <u>SB</u>	Occ. Group <u>R-3</u>	Mechanical Fees	<u>241</u>
No. of Bldgs. <u>1</u>	R. Value Walls <u>13</u> Roof <u>38</u>	Subtotal	
No. of Stories <u>2</u>		Water	
No. of Bedrooms <u>3</u>		Sewer	
No. of Dwellings <u>3</u>		Storm Sewer	
Type of Construction		Moving or Demo.	
<input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var.		Temporary Conn.	
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Reinspection	
Max. Occ. Load		State Fee	
Fire Sprinkler <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No			
		Total	

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

Comments: _____

South Jordan Bldg. Dept.

Land Use Cert. OCT 02 2006

Electrical Dept. RECEIVED

HiBack C.G. & S.

Other

Bond Required Yes No Amount _____

This application does not become a permit until signed below.

Plan Chk. OK by [Signature]

Signature of Approval: _____ Date: 11-1-06

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at any time after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* Signature of Contractor or Authorized Agent: _____ Date: _____

* Signature of Owner (if owner): _____ (Date) _____

DEPT. Census Tract: _____ Traffic Zone: _____ Coordinate Ident. No.: _____

35368



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10788 WEISS DR S, Apt. (4210 W)**

Project Number: **2006-8432**

Permits: **35368**

Residential New

5/23/2007 12:00:00 AM

Tenant Name: * **HOLMES HOMES INC -**

Tenant Address: **45 W SEGO LILY DR # 206 SANDY UT 84070**

Description: **LOT 6-229 DAYBREAK
CO 8/27/07**

Occupancy Type: **SF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2718402012**

Tract Number: **DAYBREAK**

Lot Number: **6-229**

Date: **8/27/07**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
South Jordan, UT 84065
801-254-3742
http://www.southjordancity.org

Table with permit details: Permit # 35268, Project # 2008-8201, Permit Cat. Building Permit, Permit Type Residential New, Issue Date 11/28/2008

Construction Permit

Table with permit metadata: Address Full Street Name 10246 MYSTIC SPRING WAYS, Assessor Parcel No. 2714233033, Tract Parcel Map Number VILLAGE@RIVERWALK, Lot Number 6-A

Description of work.

BLDG 6 UNIT A VILLAGE AT RIVERWALK
NO BASEMENT
ROADWAY & PARK IMPACT FEES WAIVED

Table with building characteristics: Building Value \$187,000.00, Occupancy MF Residential, Construction Type V B, Units 1, Sprinkler False, Square Feet 2163, Garage Sq. Ft. 552

Table for Current Owners: ARBOR RESIDENTIAL PROPERTIES LC, Full Street Name 45 W SEGO LILY DR # 301, Telephone 661-8594

Table for Contractor: ARBOR RESIDENTIAL PROPERTIES LC, Full Street Name 45 W SEGO LILY DR # 301, Telephone 561-8594

Table for Lic. Information: Exp. Date

Table for Applicant: ARBOR RESIDENTIAL PROPERTIES LC, Full Street Name 45 W SEGO LILY DR # 301, Telephone 561-8594

Table for Lic. Information: Exp. Date

Fees

Table with fee breakdown: Fee Group, Fee Type Desc, Unit Cost, Quantity, Fee Amount, Payment Amount, Balance. Totals: \$6,779.67

Receipt Summary

Table with receipt details: Receipt ID 1869, Payment 6779.67, LOGINID snark, Type Credit Card, Paid By ARBOR HOMES, LOGINID snark, Date Time 11/28/2008

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Mansion Homes Unit A

SOUTH JORDAN CITY

* Date of Application: 10/2/04 Date Work Starts: _____ Receipt No.: 8201 Date Issued: _____ Permit Number: _____

* Proposed Use of Structure: Single Family Dwelling

* Bldg. Address: 10242 S. Mystic Spring Way Square Ft. of Building: 2163 Valuation: 187,000

* Address Certificate No.: _____ Assessors Parcel No.: 27-14-233-033-0000

* Lot #: Bldg 6 * Block: A * Subd. Name & Number: The Village at Riverwalk

* Property Location: 10242 S. Mystic Spring Way * If metes and bounds see instructions:

* Total Property Area - In Acres or Sq. Ft.: As per plot recorded with county Total Bldg. Site Area Used: 2086 Main / 653 Upper

* Owner of Property: Arbor Commercial & Residential Phone: _____

* Mailing Address: 45 West 10000 South Suite 301 Sandy, Utah 84070 City - Zip: _____

* Business Name Address: Arbor Residential Business Lic. No.: 251624

* Architect or Engineer: Vector Engineering Phone: 990-1775

* General Contractor: Arbor Homes Inc Phone: 561-8594

* Business Address - City - Zip: W 10000 Ste 301 Sandy, UT 84070 * State Lic. No.: 251624 * City/Co. Lic. No.: _____

* Electrical Contractor: Salt City Electric Phone: 253-9102

* Business Address - City - Zip: PO Box 1262 Riverton UT 84065 * State Lic. No.: 5245777 * City/Co. Lic. No.: _____

* Plumbing Contractor: 2 Ton Plumbing Phone: _____

* Business Address - City - Zip: 12 S 1950 W West Jordan UT 84084 * State Lic. No.: 4893569 * City/Co. Lic. No.: _____

* Mechanical Contractor: Nebeker Inc Phone: 299-1212

* Business Address - City - Zip: 1104 N 1600 W Layton UT 84041 * State Lic. No.: 1398038 * City/Co. Lic. No.: _____

* Previous Usage of Land or Structure (Past 3 yrs.): _____

* Dwell. Units Now on Lot: _____ * Accessory Bldgs. Now on Lot: _____

* Type of Improvement/Kind of Const.:

Sign Build Remodel Addition

Repair Move Convert Use Demolish

* No. of offstreet parking spaces: _____

Disapproved: 11-22-06 Date: _____ Sub-Ck. By: D Mc

Approved: _____ Date: _____ Sub-Ck. By: _____

Minimum Setbacks In Feet:

Front	Side	Side	Rear
<u>0</u>	<u>0</u>	<u>0</u>	<u>0</u>

note: building approved as shown on plan

BUILDING FEE SCHEDULE	
Square Ft. of Building	<u>2163</u>
Valuation	<u>187,000</u>
<input type="checkbox"/> Rough Basement	Building Fees
<input type="checkbox"/> Finish Basement	Plan Check Fees
Garport sq. ft. <u>1290</u>	Electrical Fees <u>2163</u>
Garage sq. ft. <u>552</u>	Plumbing Fees <u>1471</u>
Type of Bldg. <u>55</u>	Mechanical Fees <u>241</u>
Occ. Group <u>R-3</u>	Subtotal
No. of Bldgs. <u>1</u>	Water
No. of Stories <u>2</u>	Sewer
No. of Bedrooms <u>3</u>	Storm Sewer
No. of Dwellings <u>3</u>	Moving or Demo.
Type of Construction	Temporary Conn.
<input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var.	Reinspection
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	State Fee
Max. Occ. Load	
Fire Sprinkler <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Total

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

Comments: South Jordan Bldg. Dept.

Land Use Cert. OCT 02 2006

Electrical Dept. **RECEIVED**

HiBack C.G. & S. Other: _____

Bond Required Yes No Amount: _____

This application does not become a permit until signed below.

Plan Chk. OK by: Beal M. Anton

Signature of Approval: _____ Date: 11-1-06

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at any time after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* Signature of Contractor or Authorized Agent: _____ Date: _____

* Signature of Owner (if owner): _____ Date: _____

Census Tract: _____ Traffic Zone: _____ Coordinate Ident. No.: _____



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10246 MYSTIC SPRING WAY S**

Project Number: **2006-8201**

Permits: 35269

Residential New

11/28/2006 12:00:00 AM

Tenant Name: * **ARBOR RESIDENTIAL PROPERTIES LC -**

Tenant Address: **45 W SEGO LILY DR # 301 SANDY UT 84070**

Description: **BLDG 6 UNIT A VILLAGE @RIVERWALK
LANDSCAPE BOND RELEASED 10/16/08
CO ISSUED 10/16/08**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233033**

Tract Number: **VILLAGE @RIVERWALK**

Lot Number: **6-A**

Date: *10/16/08*

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

S0J090403003

Permit #	38582
Project #	2008-11078
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	4/3/2009

Construction Permit

Address/Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10237 MYSTIC FALLS WAY S, Apt. (700 W)	2714233076	VILLAGE AT RIVERWALK	BLDG 7 UNIT 11

Description of work.

BLDG 7 UNIT 11 COTTAGES @ RIVERWALK TOWNHOMES
 3 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date:	11/30/2009

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date:	11/30/2009

Fee

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$12,972.05	\$12,972.05	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	Miscellaneous Fees	50.00	1.00	\$0.00	\$50.00	(\$50.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	First Meter	308.00	1.00	\$0.00	\$308.00	(\$308.00)
	BLDG New Plan Check	500.00	1.00	\$0.00	\$500.00	(\$500.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Landscape Bond	1000.00	1.00	\$0.00	\$1,000.00	(\$1,000.00)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 1" Culinary Water	5324.00	1.00	\$0.00	\$5,324.00	(\$5,324.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1808.18	\$18.08		\$18.08
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	Miscellaneous Fees	50.00	1.00	\$50.00		\$50.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	First Meter	308.00	1.00	\$308.00		\$308.00
	BLDG New Plan Check	500.00	1.00	\$500.00		\$500.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Landscape Bond	1000.00	1.00	\$1,000.00		\$1,000.00
	Valuation	0.00	0.00	\$1,507.20		\$1,507.20
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 1" Culinary Water	5324.00	1.00	\$5,324.00		\$5,324.00
Totals				\$12,972.05	\$12,972.05	\$0.00

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Print Form

Plan # 4035

SOUTH JORDAN CITY

*Date of Application Aug 25, 2008		Date Work Starts		Receipt No. 11078		Date Issued		Permit Number									
*Proposed Use of Structure Townhomes 3plex				BUILDING FEE SCHEDULE													
*Bldg. Address 10237 Mystic Falls Way South Jordan, Utah 84095				Square Ft. of Building		Valuation											
*Address Certificate No. bldg				Assessors Parcel No. 2714233076		<input type="checkbox"/> Rough Basement		Building Fees									
*Lot # 11				*Subd. Name & Number Villages at Riverwalk A Unit		<input type="checkbox"/> Finish Basement		Plan Check Fees									
*Property Location 10250 s. 800 w. South Jordan, UT 84095				<input type="checkbox"/> If metes and bounds see instructions		Carport sq. ft.		Electrical Fees									
*Total Property Area - In Acres or Sq. Ft.				Total Bldg. Site Area Used		Garage sq. ft.		Plumbing Fees									
*Owner of Property Villages at Riverwalk/Brad Reynolds Const. Phone 801-281-2200				No. of Bldgs.		Type of Bldg.		Mechanical Fees									
*Mailing Address PO Box 17958 Salt Lake City 84117				No. of Stories		Occ. Group		Subtotal									
*Business Name Address Business Lic. No. 13800A				No. of Bedrooms		R. Value Walls Roof		Water									
*Architect or Engineer JSA Architects Phone 801-733-2500				No. of Dwellings		Type of Construction		Sewer									
*General Contractor Brad Reynolds Construction, Inc. Phone 801-281-2200				Type of Construction		Max. Occ. Load		Storm Sewer									
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117				*State Lic. No. 249108-5501		*City/Co. Lic. No. 13800A		Moving or Demo.									
*Electrical Contractor TS Electric Phone 801-263-0188				*Plumbing Contractor Dave Cable Plumbing Phone 435-258-2528		*Mechanical Contractor Comfort Solutions Phone 801-393-2206		Temporary Conn.									
*Business Address - City - Zip 6220 S 300 W Murray 84107				*Business Address - City - Zip 3434 W 6800 S Wellsville 84339		*Business Address - City - Zip 2023 Wall Ave. Ogden 84401		Re-inspection									
*Business Address - City - Zip 2023 Wall Ave. Ogden 84401				*Business Address - City - Zip 3434 W 6800 S Wellsville 84339		*Business Address - City - Zip 2023 Wall Ave. Ogden 84401		State Fee									
*Previous Usage of Land or Structure (Past 3 yrs.)				*Dwell. Units Now on Lot		*Assessory Bldgs. Now on Lot		Total 12,972.05									
*Type of Improvement / Kind of Const.				*No. of off-street parking spaces:		*Land Use Cert.		Special Approvals									
<input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish				Covered _____ Uncovered _____		1-1" water main bldg		Required _____ Received _____ Approved _____									
SUB-CHECK				Zone		Electrical Dept.		Board of Adjustment									
Disapproved 04-03-09 Date				Approved RM-APPROVED Sub-Ck. By		HIBack C.G & S.		Health Dept.									
Minimum Setbacks in Feet				Plot Plan		Other		Fire Dept.									
<table border="1" style="width:100%; border-collapse: collapse;"> <tr> <th>Front</th> <th>Side</th> <th>Side</th> <th>Rear</th> </tr> <tr> <td>AS APPROVED PER</td> <td>PLAT</td> <td></td> <td></td> </tr> </table>				Front	Side	Side	Rear	AS APPROVED PER	PLAT					Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount		Soil Report	
Front	Side	Side	Rear														
AS APPROVED PER	PLAT																
Indicate Street If Corner Lot				Indicate North		Flood Control		Water or Well Permit									
Note: 24 Hours notice is required for all inspections				STREET		Sewer or Septic Tank		Traffic Engineer									
						City Engineer (off site)		Flood Control									
						Gas		Sewer or Septic Tank									
						Comments:		City Engineer (off site)									
						AUG 25 2008		City Engineer (off site)									
						This application does not become a permit until signed below.		City Engineer (off site)									
						Signature of Approval		Date									
						Signature of Contractor or Authorized Agent		Date									
						Signature of Owner (if Owner)		Date									
						Census Tract		Traffic Zone									
						Coordinate Ident. No.											
						New S.L.U. Code No.		Old S.L.U. Code No.									
						Certificate of Occupancy											



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10237 MYSTIC FALLS WAY S, Apt. (700 W)**

Project Number: **2008-11078**

Permits: **38582**

Residential New

4/3/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 7 UNIT 11 COTTAGES @ RIVERWALK (TOWNHOME)
3-PLEX/A UNIT
CO ISSUED 8/10/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233076**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **BLDG 7 UNIT 11**

Date: **8/10/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

SOJ090403004



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

Permit #	38584
Project #	2008-11079
Permit Cal.	Building Permit
Permit Type	Residential New
Issue Date	4/3/2009

Construction Permit

Address Full Street Name	Assessor's Parcel No.	Tract Parcel Map Number	Lot Number
10235 MYSTIC FALLS WAY S, Apt. (700 W)	2714233075	COTTAGES @ RIVERWALK	BLDG 7 UNIT 12

Description of work:
 BLDG 7 UNIT 12 COTTAGES @ RIVERWALK TOWNHOMES
 3 PLEX/B UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1652.00	647.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$5,804.58	\$5,804.58	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1822.58	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF All Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF All: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1822.58	\$18.23		\$18.23
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF All Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF All: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,804.58	\$5,804.58	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Print Form

Plan # 4036

SOUTH JORDAN CITY

*Date of Application: Aug 25, 2008
 *Date Work Starts: _____
 *Receipt No.: 11079
 *Date Issued: _____
 *Permit Number: _____

*Proposed Use of Structure: Townhomes
 *Bldg. Address: 10235 Mystic Falls Way
 *Address Certificate No.: _____
 *Assessors Parcel No.: 2714233075
 *Lot # 12, *Block 7, *Subd. Name & Number: Villages at Riverwalk B Unit

*Property Location: 10250 s. 800 w. South Jordan, UT 84095
 *Total Property Area - In Acres or Sq. Ft.: _____
 *Total Bldg. Site Area Used: _____

*Owner of Property: Villages at Riverwalk/Brad Reynolds Const.
 *Mailing Address: PO Box 17958 Salt Lake City 84117
 *Business Name Address: _____
 *Business Lic. No.: 13800A

*Architect or Engineer: JSA Architects
 *General Contractor: Brad Reynolds Construction, Inc.
 *Business Address - City - Zip: PO Box 17958 Salt Lake City 84117
 *State Lic. No.: 249108-5501
 *City/Co. Lic. No.: 13800A

*Electrical Contractor: TS Electric
 *Business Address - City - Zip: 6220 S 300 W Murray 84107
 *State Lic. No.: 89249403-5501
 *City/Co. Lic. No.: _____

*Plumbing Contractor: Dave Cable Plumbing
 *Business Address - City - Zip: 3434 W 6800 S Wellsville 84339
 *State Lic. No.: 000035233-2
 *City/Co. Lic. No.: _____

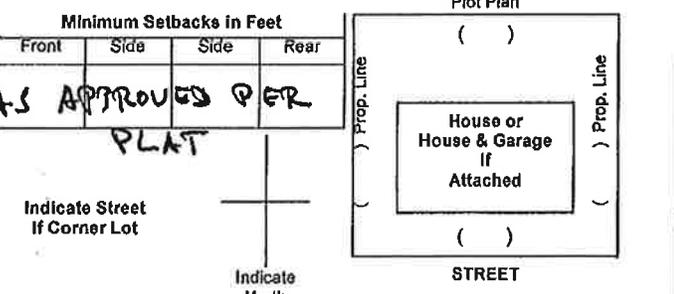
*Mechanical Contractor: Comfort Solutions
 *Business Address - City - Zip: 2023 Wall Ave. Ogden 84401
 *State Lic. No.: 479189-5501
 *City/Co. Lic. No.: _____

*Previous Usage of Land or Structure (Past 3 yrs.): _____
 *Dwell. Units Now on Lot: _____
 *Accessory Bldgs. Now on Lot: _____

*Type of Improvement / Kind of Const.:
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

*No. of off-street parking spaces:
 Covered: _____ Uncovered: _____

SUB-CHECK: _____
 Disapproved: _____
 Approved: 04-03-09
 Date: _____
 Sub-Ck. By: _____



Note: 24 Hours notice is required for all inspections

BUILDING FEE SCHEDULE

Square Ft. of Building	Valuation
<input type="checkbox"/> Rough Basement	Building Fees
<input type="checkbox"/> Finish Basement	Plan Check Fees
Carport sq. ft.	Electrical Fees
Garage sq. ft.	Plumbing Fees
Type of Bldg.	Mechanical Fees
No. of Bldgs.	Subtotal
No. of Stories	Water
No. of Bedrooms	Sewer
No. of Dwellings	Storm Sewer
Type of Construction	Moving or Demo.
Max. Occ. Load	Temporary Conn.
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	Re-Inspection
	State Fee
	Total 5804.58

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			
Comments:			
Land Use Cert.			
Electrical Dept.			
HiBack C.G & S.			
Other			
Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No			Amount

This application does not become a permit until signed below.

Plan Chk. OK by _____ Date _____

Signature of Approval _____ Date _____

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* Signature or Contractor or Authorized Agent _____ Date _____

* Signature of Owner (if Owner) _____ Date _____

PLANNING DEPT. USE

Census Tract: _____ Traffic Zone: _____ Coordinate Ident. No.: _____

New S.L.U. Code No.: _____ Old S.L.U. Code No.: _____

Certificate of Occupancy

AUG 25 2008

RM-APPROVED



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10235 MYSTIC FALLS WAY S, Apt. (700 W)**

Project Number: **2008-11079**

Permits: **38584**

Residential New

4/3/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 7 UNIT 12 COTTAGES @ RIVERWALK (TOWNHOME)
3-PLEX/B UNIT
CO ISSUED 7/21/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233075**

Tract Number: **COTTAGES @ RIVERWALK**

Lot Number: **BLDG 7 UNIT 12**

Date: **7/21/09**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

SOJ090403005



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

Permit #	38585
Project #	2008-11080
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	4/3/2009

Construction Permit

Address Full Street Name	Assessor Parcel No.	Tract Parcel Map Number	Lot Number
10233 MYSTIC FALLS WAY S, Apt. (700 W)	2714233018	VILLAGE AT RIVERWALK	UNIT 13 BLDG 7

Description of work:
 BLDG 7 UNIT 13 COTTAGES @ RIVERWALK TOWNHOMES
 3 PLEX/C UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1825.00	653.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multifamily Residential				\$5,802.94	\$5,802.94	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1820.94	\$0.00	\$18.21	(\$18.21)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1625.00	\$0.00	\$97.50	(\$97.50)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF All Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF All: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1820.94	\$18.21		\$18.21
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1625.00	\$97.50		\$97.50
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF All Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF All: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,802.94	\$5,802.94	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4037

Print Form

SOUTH JORDAN CITY

*Date of Application: Aug 25, 2008
 Date Work Starts: _____
 Receipt No.: 11080
 Date Issued: _____
 Permit Number: _____

*Proposed Use of Structure: Townhomes
 Bldg. Address: 10233 S. Mystic Falls Way
 Address Certificate No.: _____
 Assessor's Parcel No.: 2714233074
 Lot # 13, Block 7, Subd. Name & Number: Villages at Riverwalk C Unit

BUILDING FEE SCHEDULE

Square Ft. of Building	Valuation
<input type="checkbox"/> Rough Basement	Building Fees
<input type="checkbox"/> Finish Basement	Plan Check Fees
Carport sq. ft.	Electrical Fees
Garage sq. ft.	Plumbing Fees
Type of Bldg.	Mechanical Fees
No. of Bldgs.	Subtotal
No. of Stories	Water
No. of Bedrooms	Sewer
No. of Dwellings	Storm Sewer
Type of Construction	Moving or Demo.
Max. Occ. Load	Temporary Conn.
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	Re-inspection
	State Fee
	Total 5802.94

*Property Location: 10250 s. 800 w. South Jordan, UT 84095
 *Total Property Area - In Acres or Sq. Ft.: _____
 *Owner of Property: Villages at Riverwalk/Brad Reynolds Const. Phone: 801-281-2200
 *Mailing Address: PO Box 17958 Salt Lake City 84117
 *Business Name Address: _____ Business Lic. No.: 13800A

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

*Architect or Engineer: JSA Architects Phone: 801-733-2500
 *General Contractor: Brad Reynolds Construction, Inc. Phone: 801-281-2200
 *Business Address - City - Zip: PO Box 17958 Salt Lake City 84117
 *State Lic. No.: 249108-5501 *City/Co. Lic. No.: 13800A

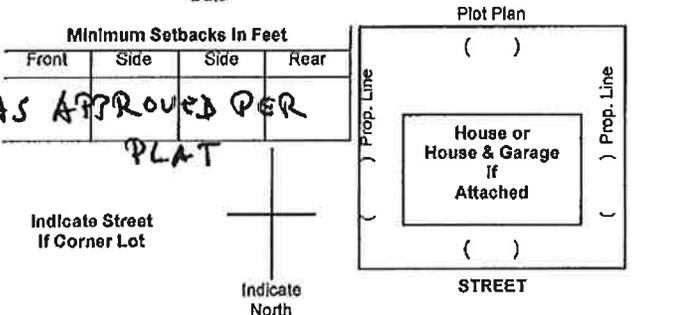
*Electrical Contractor: TS Electric Phone: 801-263-0188
 *Business Address - City - Zip: 6220 S 300 W Murray 84107
 *State Lic. No.: 89249403-5501 *City/Co. Lic. No.: _____

*Plumbing Contractor: Dave Cable Plumbing Phone: 435-258-2528
 *Business Address - City - Zip: 3434 W 6800 S Wellsville 84339
 *State Lic. No.: 000035233-2 *City/Co. Lic. No.: _____

*Mechanical Contractor: Comfort Solutions Phone: 801-393-2206
 *Business Address - City - Zip: 2023 Wall Ave. Ogden 84401
 *State Lic. No.: 479189-5501 *City/Co. Lic. No.: _____

*Previous Usage of Land or Structure (Past 3 yrs.): _____
 *Dwell. Units Now on Lot: _____ *Accessory Bldgs. Now on Lot: _____
 *Type of Improvement / Kind of Const.: Sign Build Remodel Addition
 Repair Move Convert Use Demolish
 *No. of off-street parking spaces: _____ Covered _____ Uncovered _____

Comments: _____
 AUG 25 2008
 Land Use Cert. _____
 Electrical Dept. _____
 HiBack C.G & S. _____
 Other _____
 Bond Required Yes No Amount _____
 This application does not become a permit until signed below.



Plan Chk. OK by _____ Date _____
 Signature of Approval _____ Date _____
 Signature of Contractor or Authorized Agent _____ Date _____
 Signature of Owner (If Owner) _____ Date _____
 PLANNING DEPT. USE: _____
 Census Tract _____ Traffic Zone _____ Coordinate Ident. No. _____
 New S.L.U. Code No. _____ Old S.L.U. Code No. _____
 Certificate of Occupancy _____

Note: 24 Hours notice is required for all inspections



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10233 MYSTIC FALLS WAY S, Apt. (700 W)**

Project Number: **2008-11080**

Permits: **38585**

Residential New

4/3/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 7 UNIT 13 COTTAGES @ RIVERWALK (TOWNHOME)
3-PLEX/C UNIT
LANDSCAPE BOND PAID ON ENTIRE BLDG
CO ISSUED 7/20/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233019**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT 13 BLDG 7**

Date: **7/20/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **712 MYSTIC CREEK WAY W, Apt. (10250 S)**

Project Number: **2006-7554**

Permits: 34419

Residential New

5/31/2007

Tenant Name: * **ARBOR RESIDENTIAL PROPERTIES LC -**

Tenant Address: **45 W SEGO LILY DR # 301 SANDY UT 84070**

Description: **BLDG 8 UNIT C/VILLAGE AT RIVERWALK
TRIPLEX/\$882.00 ROADWAY & \$2596.00 PARKS IMPACT FEES WAIVED PER MEMO FROM RICK HORST
DATED 7/5/06
CO ISSUED 5/19/10**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

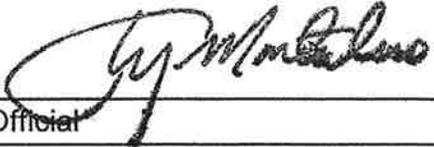
APN: **2714233030**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **BLDG 8 UNIT C**

Date: *5/19/10*

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

STATE BUILDING PERMIT

S0J070531006



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

Permit # 34419
 Project # 2006-7554
 Permit Cat. Building Permit
 Permit Type Residential New
 Issue Date 5/31/07

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
710 MYSTIC CREEK WAY W	2714233030	VILLAGE AT RIVERWALK	BLDG B UNIT C

Description of work.

BLDG B UNIT C/VILLAGE AT RIVERWALK
 TRIPLEX

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$192,000.00	MF Residential	Type V B	1	False	3578	552

Current Owners	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Contractor	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information		Exp. Date:	
Applicant	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information		Exp. Date:	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building	Admin Override			\$6,780.70		\$6,780.70
	BLDG New Plan Check	0.65	1825.39	\$1,186.50		\$1,186.50
	BLDG New PME Plan Check	0.25	288.70	\$72.18		\$72.18
	ELEC: Finished SF	0.06	1785.00	\$107.10		\$107.10
	First Meter	250.00	1.00	\$250.00		\$250.00
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	PLUMB: Drain	10.55	12.00	\$126.60		\$126.60
	PLUMB: Water/Heater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	2114.09	\$21.14		\$21.14
	Valuation	0	0	\$1,825.39		\$1,825.39
	Voluntary Public Art Initiative	0	0	\$0.00		\$0.00
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	IMP: 3/4" Culinary Water	2651.00	1.00	\$2,651.00		\$2,651.00
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
Totals				\$6,780.70		\$6,780.70

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Mansion Homes Unit C

SOUTH JORDAN CITY

*Date of Application 5/31/06	Date Work Starts	Receipt No. 2006-7551	Date Issued	Permit Number
--	------------------	---------------------------------	-------------	---------------

*Proposed Use of Structure
Single Family Dwelling

BUILDING FEE SCHEDULE

Square Ft. of Building	1785	Valuation	192,000
<input type="checkbox"/> Rough Basement	1785	Building Fees	
<input type="checkbox"/> Finish Basement		Plan Check Fees	
Carport sq.-ft.	241	Electrical Fees	1785
Garage sq. ft.	852	Plumbing Fees	1241
Type of Bldg.	50	Mechanical Fees	241
Occ. Group	R-3	Subtotal	
No. of Bldgs.	1	Water	
No. of Stories	1	Sewer	
No. of Bedrooms	3	Storm Sewer	
No. of Dwellings	2	Moving or Demo.	
Type of Construction	<input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var.	Temporary Conn.	
Max. Occ. Load	<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	Reinspection	
Fire Sprinkler	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	State Fee	
		Total	

*Bldg. Address
716 W MYSTIC Brook way.

*Address Certificate No. **710** Assessors Parcel No. **27 14 233 030 0000**

*Lot # **1668** *Block **C** *Subd. Name & Number
The Village at Riverwalk

*Property Location *If metes and bounds see instructions
716 W MYSTIC Brook way.

*Total Property Area In Acres or Sq. Ft. **As per plot records w/county.** Total Bldg. Site Area Used **2361 Main**

*Owner of Property
Arbor Commercial & Residential

*Mailing Address City - Zip
45 West 10000 South Suite 301 Sandy, Utah 84070

*Business Name Address Business Lic. No.
Arbor Residential 251624

*Architect or Engineer Phone
Vector Engineering 990-1775

*General Contractor Phone
Arbor Homes Inc 561-8594

*Business Address - City - Zip *State Lic. No. *City/Co. Lic. No.
W 10000 Ste 301 Sandy, UT 84070 251624

*Electrical Contractor Phone
Salt City Electric 253-9102

*Business Address - City - Zip *State Lic. No. *City/Co. Lic. No.
PO Box 1262 Riverton UT 84065 5245777

*Plumbing Contractor Phone
2 Ton Plumbing

*Business Address - City - Zip *State Lic. No. *City/Co. Lic. No.
12 S 1950 W West Jordan UT 84084 4893569

*Mechanical Contractor Phone
Nebeker Inc 299-1212

*Business Address - City - Zip *State Lic. No. *City/Co. Lic. No.
1104 N 1600 W Layton UT 84041 1398038

*Previous Usage of Land or Structure (Past 3 yrs.)

*Dwell. Units Now on Lot *Accessory Bldgs. Now on Lot

*Type of Improvement/Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

*No. of offstreet parking spaces: Covered _____

SUB-CHECK Zone **R-m-4** Zone Approved By **APPROVED**

Disapproved **7-5-06** Approved _____ Date _____ Sub-Ck. By **[Signature]**

Minimum Setbacks in Feet

Front	Side	Side	Rear
NA			

Plot Plan

House or House & Garage if Attached

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			
Comments:			
Land Use Cert.			
Electrical Dept.			
HiBack C.G. & S.			
Other			
Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No	Amount		

This application does not become a permit until signed below.

Plan Chk. OK by **[Signature]**

Signature of Approval _____ Date **6-19-06**

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at any time after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* Signature of Contractor or Authorized Agent _____ Date _____

* Signature of Owner (if owner) _____ (Date) _____

DEPT	Census Tract.	Traffic Zone	Coordinate Ident. No.

STATE BUILDING PERMIT

S0J070531005



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

Permit #	34418
Project #	2008-7653
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	5/31/07

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
712 MYSTIC CREEK WAY W	2714233029	VILLAGE AT RIVERWALK	BLDG 8 UNIT B
Description of work.			
BLDG 8 UNIT B/VILLAGE AT RIVERWALK TRIPLEX			

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$213,000.00	MF Residential	Type V B	1	False	3299	552

Current Owners	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Contractor	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information		Exp. Date:	
Applicant	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information		Exp. Date:	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building	Admin Override			\$7,075.34		\$7,075.34
	BLDG New Plan Check	0.65	1987.56	\$1,278.91		\$1,278.91
	BLDG New PME Plan Check	0.25	335.24	\$83.81		\$83.81
	ELEC: Finished SF	0.06	2209.00	\$132.54		\$132.54
	First Meter	260.00	1.00	\$260.00		\$250.00
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	PLUMB: Water/Heater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	2302.80	\$23.03		\$23.03
	Valuation	0	0	\$1,967.56		\$1,967.56
	Voluntary Public Art Initiative	0	0	\$0.00		\$0.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	IMP: 3/4" Culinary Water	2651.00	1.00	\$2,651.00		\$2,651.00
Totals				\$7,075.34		\$7,075.34

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Mansion Homes Unit B

SOUTH JORDAN CITY

* Date of Application 5/31/06	Date Work Starts	Receipt No. 2006-1553	Date Issued	Permit Number
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* Proposed Use of Structure
Single Family Dwelling

* Bldg. Address
714 W MYSTIC CREEK WAY

* Address Certificate No. **712** Assessors Parcel No. **27 14 233 029 0000**

* Lot # **1068** * Block **B** * Subd. Name & Number **The Village at Riverwalk**

* Property Location **714 W MYSTIC CREEK WAY** * If metes and bounds see instructions

* Total Property Area - In Acres or Sq. Ft. **As per plat recorded w/ county** Total Bldg. Site Area Used **1666 Main / 1119 Upper**

* Owner of Property **Arbor Commercial & Residential** Phone

* Mailing Address: **45 West 10000 South Suite 301 Sandy, Utah 84070** City - Zip

* Business Name Address **Arbor Residential** Business Lic. No. **251624**

* Architect or Engineer **Vector Engineering** Phone **990-1775**

* General Contractor **Arbor Homes Inc** Phone **561-8594**

* Business Address - City - Zip **W 10000 Ste 301 Sandy, UT 84070** * State Lic. No. **251624** * City/Co. Lic. No.

* Electrical Contractor **Salt City Electric** Phone **253-9102**

* Business Address - City - Zip **PO Box 1262 Riverton UT 84065** * State Lic. No. **5245777** * City/Co. Lic. No.

* Plumbing Contractor **2 Ton Plumbing** Phone

* Business Address - City - Zip **12 S 1950 W West Jordan UT 84084** * State Lic. No. **4893569** * City/Co. Lic. No.

* Mechanical Contractor **Nebeker Inc** Phone **299-1212**

* Business Address - City - Zip **1104 N 1600 W Layton UT 84041** * State Lic. No. **1398038** * City/Co. Lic. No.

* Previous Usage of Land or Structure (Past 3 yrs.)

* Dwell. Units Now on Lot * Assesory Bldgs. Now on Lot

* Type of Improvement/Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

* No. of offstreet parking spaces: Covered **APPROVED**

SUB-CHECK Zone **RM-4** Zone Approved By **[Signature]**

Disapproved **7-5-06** Date Sub-Ck. By **[Signature]**



BUILDING FEE SCHEDULE			
Square Ft. of Building	2209	Valuation	213,000
<input checked="" type="checkbox"/> Rough Basement	1090	Building Fees	
<input type="checkbox"/> Finish Basement		Plan Check Fees	
Carport sq. ft.	252	Electrical Fees	2209
Garage sq. ft.	552	Plumbing Fees	1471
Type of Bldg.	5B	Mechanical Fees	241
No. of Bldgs.	2	Subtotal	
No. of Stories	3	Water	
No. of Bedrooms	3	Sewer	
No. of Dwellings		Storm Sewer	
Type of Construction	<input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brck Var.	Moving or Demo.	
Max. Occ. Load		Temporary Conn.	
Fire Sprinkler	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Reinspection	
		State Fee	
		Total	

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

Comments:

Land Use Cert.

Electrical Dept.

HiBack C.G. & S.

Other

Bond Required Yes No Amount

This application does not become a permit until signed below.

Plan Chk. OK by **[Signature]**

Signature of **[Signature]** Date **6-26-06**

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at any time after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* Signature of Contractor or Authorized Agent _____ Date _____

* Signature of Owner (if owner) _____ (Date) _____

Census Tract. _____ Traffic Zone _____ Coordinate Ident. No. _____



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **714 MYSTIC CREEK WAY W, Apt. (10250 S)**

Project Number: **2006-7553**

Permits: 34418

Residential New

5/31/2007 12:00:00 AM

Tenant Name: * **ARBOR RESIDENTIAL PROPERTIES LC -**

Tenant Address: **45 W SEGO LILY DR # 301 SANDY UT 84070**

Description: **BLDG 8 UNIT B/VILLAGE AT RIVERWALK
\$882 ROADWAY & \$2,596.00 PARKS IMPACT FEES WAIVED PER MEMO FROM RICK HORST**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233029**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **BLDG 8 UNIT B**

Date: **8/24/09**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **716 MYSTIC CREEK WAY W**

Project Number: **2006-7552**

Permits: 34417

Residential New

5/31/2007 12:00:00 AM

Tenant Name: * **ARBOR RESIDENTIAL PROPERTIES LC -**

Tenant Address: **45 W SEGO LILY DR # 301 SANDY UT 84070**

Description: **BLDG 8 UNIT AVILLAGE AT RIVERWALK
\$882.00 ROADWAY & \$2,596.00 PARKS IMPACT FEES WAIVED
CO ISSUED 2/3/10**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

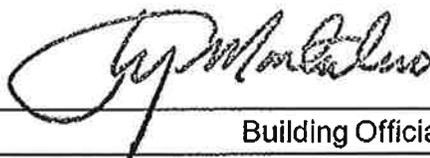
APN: **2714233028**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **BLDG 8 UNIT A**

Date: **2/3/10**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



STATE BUILDING PERMIT

City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

S0J070531004

Permit #	34417
Project #	2006-7552
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	5/31/07

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
714 MYSTIC CREEK WAY W	2714233028	VILLAGE AT RIVERWALK	BLDG 8 UNIT A

Description of work.
 BLDG 8 UNIT A VILLAGE AT RIVERWALK

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$214,000.00	MF Residential	Type V B		False	3673	506

Current Owners	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	

Contractor	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	661-8594	

Lic. Information Exp. Date:

Applicant	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	

Lic. Information Exp. Date:

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building	Admin Override			\$7,069.80		\$7,069.80
	BLDG New Plan Check	0.65	1974.33	\$1,283.31		\$1,283.31
	BLDG New PME Plan Check	0.25	321.93	\$80.48		\$80.48
	ELEC: Finished SF	0.06	2163.00	\$129.78		\$129.78
	Fire Meter	250.00	1.00	\$250.00		\$250.00
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	PLUMB: Drain	10.55	13.00	\$137.15		\$137.15
	PLUMB: Water Heater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	2296.26	\$22.96		\$22.96
	Valuation	0	0	\$1,974.33		\$1,974.33
	Voluntary Public Art Initiative	0	0	\$0.00		\$0.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00	
IMP: 3/4" Cuinary Water	2651.00	1.00	\$2,651.00		\$2,651.00	
Totals				\$7,069.80		\$7,069.80

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Manson Homes Unit A

SOUTH JORDAN CITY

*Date of Application: 5/31/06 Date Work Starts: _____ Receipt No.: 2006-75511 Date Issued: _____ Permit Number: _____

*Proposed Use of Structure: Single Family Dwelling

*Bldg. Address: 712 W MYSTIC BROOK WAY, CREEK

*Address Certificate No.: 714 Assessor's Parcel No.: 27 14 233 028 0000

*Lot #: B68 *Block: A *Subd. Name & Number: The Village at Riverwalk

*Property Location: 712 W MYSTIC BROOK WAY *If metes and bounds see instructions:

*Total Property Area - In Acres or Sq. Ft.: AS per plot recorded w/ county Total Bldg. Site Area Used: 2086 Main / 653 Upper

*Owner of Property: Arbor Commercial & Residential Phone: _____

*Mailing Address: 45 West 10000 South Suite 301 Sandy, Utah 84070 City - Zip: _____

*Business Name Address: Arbor Residential Business Lic. No.: 251624

*Architect or Engineer: Vector Engineering Phone: 990-1775

*General Contractor: Arbor Homes Inc Phone: 561-8594

*Business Address - City - Zip: W 10000 Ste 301 Sandy, UT 84070 *State Lic. No.: 251624 *City/Co. Lic. No.: _____

*Electrical Contractor: Salt City Electric Phone: 253-9102

*Business Address - City - Zip: PO Box 1262 Riverton UT 84065 *State Lic. No.: 5245777 *City/Co. Lic. No.: _____

*Plumbing Contractor: 2 Ton Plumbing Phone: _____

*Business Address - City - Zip: 12 S 1950 W West Jordan UT 84084 *State Lic. No.: 4893569 *City/Co. Lic. No.: _____

*Mechanical Contractor: Nebeker Inc Phone: 299-1212

*Business Address - City - Zip: 1104 N 1600 W Layton UT 84041 *State Lic. No.: 1398038 *City/Co. Lic. No.: _____

*Previous Usage of Land or Structure (Past 3 yrs.): _____

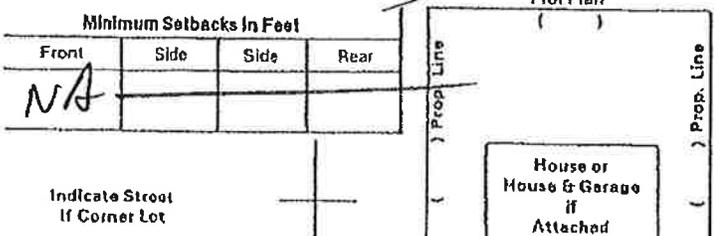
*Dwell. Units Now on Lot: _____ *Accessory Bldgs. Now on Lot: _____

*Type of Improvement/Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

*No. of offstreet parking spaces: _____ Covered: _____

SUB-CHECK: Zone R-m-4 Zone Approved By: [Signature]

Disapproved: 7-5-06 Date: _____ Approved: _____ Sub-Ck. By: [Signature]



BUILDING FEE SCHEDULE			
Square Ft. of Building	<u>2163</u>	Valuation	<u>214,000</u>
<input type="checkbox"/> Rough Basement	<u>1510</u>	Building Fees	
<input type="checkbox"/> Finish Basement		Plan Check Fees	
Garport sq. ft.	<u>150</u>	Electrical Fees	<u>2163</u>
Garage sq. ft.	<u>506</u>	Plumbing Fees	<u>1371</u>
Type of Bldg.	<u>5B</u>	Mechanical Fees	<u>271</u>
No. of Bldgs.	<u>2</u>	Subtotal	
No. of Stories	<u>3</u>	Water	
No. of Bedrooms	<u>3</u>	Sewer	
No. of Dwellings		Storm Sewer	
Type of Construction	<input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var.	Moving or Demo.	
	<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	Temporary Conn.	
Max. Occ. Load		Reinspection	
Fire Sprinkler	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	State Fee	
Special Approvals		Total	
Board of Adjustment	Required	Received	Approved
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

Comments: _____

South Jordan City

Land Use Cert. MAY 31 2006

Electrical Dept. RECEIVED

HiBack C.G. & S.

Other

Bond Required Yes No Amount: _____

This application does not become a permit until signed below.

Plan Chk. OK by: [Signature]

Signature of Approval: [Signature] Date: 6-2-06

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at any time after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* Signature of Contractor or Authorized Agent: _____ Date: _____

* Signature of Owner (if owner): _____ (Date) _____

DEPT. Census Tract. Traffic Zone Coordinate Ident.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

SOJ081009003

Permit #	38097
Project #	2008-11141
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	10/9/2008

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
706 W WARM CREEK LN W	7067067067	VILLAGE AT RIVERWALK	UNIT # 5 BLDG 4

Description of work.

BLDG 4 UNIT 5 VILLAGE @ RIVERWALK
 4 PLEXD UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$135,000.00	MF Residential	Type V B	1	False	1637.00	400.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$10,168.96	\$10,168.96	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1734.42	\$0.00	\$17.34	(\$17.34)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	294.92	\$0.00	\$73.73	(\$73.73)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1637.00	\$0.00	\$82.22	(\$92.22)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	First Meter	250.00	1.00	\$0.00	\$250.00	(\$250.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1439.50	\$0.00	\$935.68	(\$935.68)
	Valuation	0.00	0.00	\$0.00	\$1,439.50	(\$1,439.50)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 3/4" Culinary Water	3194.00	1.00	\$0.00	\$3,194.00	(\$3,194.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1734.42	\$17.34		\$17.34
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	BLDG New PME Plan Check	0.25	294.92	\$73.73		\$73.73
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1637.00	\$82.22		\$82.22
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	First Meter	250.00	1.00	\$250.00		\$250.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1439.50	\$935.68		\$935.68
	Valuation	0.00	0.00	\$1,439.50		\$1,439.50
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 3/4" Culinary Water	3194.00	1.00	\$3,194.00		\$3,194.00
Totals				\$10,168.96	\$10,168.96	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Print Form

Plan # 4099

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts	Receipt No. 11141	Date Issued	Permit Number
*Proposed Use of Structure Townhomes			BUILDING FEE SCHEDULE		
*Bldg. Address 706 West Warm Creek Lane <i>Unit D</i>			Square Ft. of Building 1537	Valuation 135,000	
*Address Certificate No.			<input type="checkbox"/> Rough Basement	Building Fees	
Assessors Parcel No.			<input type="checkbox"/> Finish Basement	Plan Check Fees	
*Lot # 5			Garage sq. ft. 195	Electrical Fees 1537	
*Block 4			Subd. Name & Number Villages at Riverwalk	Plumbing Fees 1471	
*Subd. Name & Number			Type of Bldg. VB	Mechanical Fees 271	
*Property Location 10250 South 780 West			No. of Bldgs. 1	Subtotal	
<input type="checkbox"/> *If metes and bounds see instructions			Occ. Group R-3	Water	
*Total Property Area - In Acres or Sq. Ft.			No. of Stories 2	Sewer	
Total Bldg. Site Area Used			No. of Bedrooms 3	Storm Sewer	
*Owner of Property Villages at Riverwalk/Brad Reynolds			No. of Dwellings 1	Moving or Demo.	
Phone 801-281-2200			Type of Construction <input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input checked="" type="checkbox"/> Concrete <input type="checkbox"/> Steel	Temporary Conn.	
*Mailing Address PO Box 17958			Max. Occ. Load	Re-Inspection	
City - Zip Salt Lake City 84117			Fire Sprinkler <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	State Fee	
*Business Name Address			Total 10168.96		
Business Lic. No. 249108-5501			Special Approvals		
*Architect or Engineer JSA Architects			Board of Adjustment		
Phone 801-733-2500			Health Dept.		
*General Contractor Brad Reynolds Construction, Inc.			Fire Dept.		
Phone 801-281-2200			Soil Report		
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117			Water or Well Permit		
*State Lic. No. 249108-5501			Traffic Engineer		
*City/Co. Lic. No. 13800A			Flood Control		
*Electrical Contractor TS Electric			Sewer or Septic Tank		
Phone 801-263-0188			City Engineer (off site)		
*Business Address - City - Zip 6220 South 300 West Murray, UT 84107			Gas		
*State Lic. No. 89249403-5501			Comments:		
*City/Co. Lic. No.			South Jordan City, Dept		
*Plumbing Contractor Cable Plumbing			Land Use Cert.		
Phone 435-258-2528			Electrical Dept.		
*Business Address - City - Zip 3434 West 6800 South Wellsville 84339			HIBack C.G & S.		
*State Lic. No. 000035233-2			Other		
*City/Co. Lic. No.			Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount		
*Mechanical Contractor Comfort Solutions			This application does not become a permit until signed below.		
Phone 801-393-2205			Plan Chk. OK by <i>Walter Beck 10/1/2008</i>		
*Business Address - City - Zip 2023 Wall Avenue Ogden 84401			Signature of Approval		
*State Lic. No. 479189-5501			Date		
*City/Co. Lic. No.			This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.		
*Previous Usage of Land or Structure (Past 3 yrs.)			* Dwell. Units Now on Lot		
* Assessorly Bldgs. Now on Lot			* Type of Improvement / Kind of Const.		
<input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition			No. of off-street parking spaces:		
<input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish			Covered		
Uncovered			Zone		
SUB-CHECK			Zone Approved By		
Disapproved			Date		
Approved			Sub-Ck. By		
Minimum Setbacks in Feet			Plot Plan		
Front	Side	Side	Rear	House or House & Garage If Attached	
				STREET	
Indicate Street If Corner Lot			Indicate North		
PLANNING DEPT. USE			Census Tract	Traffic Zone	Coordinate Ident. No.
New S.L.U. Code No.			Old S.L.U. Code No.		
Certificate of Occupancy					

Note: 24 Hours notice is required for all inspections



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **705 MYSTIC CREEK WAY W**

Project Number: **2008-11141**

Permits: 38097

Residential New

10/9/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 4 UNIT 5 VILLAGE AT RIVERWALK (TOWNHOME)
4-PLEX/D UNIT
LANDSCAPE BOND PAID 10/9/08
CO ISSUED 3/31/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **7067067067**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 5 BLDG 4**

Date: **3/31/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
South Jordan, UT 84065
801-254-3742
http://www.southjordancty.org

SOJ081009002

Table with permit details: Permit # 38098, Project # 2008-11140, Permit Cat. Building Permit, Permit Type Residential New, Issue Date 10/9/2008

Construction Permit

Table with address and parcel information: Address Full Street Name 708 W WARM CREEK LN W, Assessors Parcel No. 7087087087, Tract Parcel Map Number VILLAGE AT RIVERWALK, Lot Number UNIT # 4 BLDG 4

Description of work.

BLDG 4 UNIT 4 VILLAGE @ RIVERWALK
4 PLEX/A UNIT

Table with building statistics: Building Value \$145,000.00, Occupancy MF Residential, Construction Type V B, Units 1, Sprinkler False, Square Feet 1638.00, Garage Sq. Ft. 471.00

Table with contact information for Current Owners, Contractor, and Applicant, including Full Street Name, Telephone, and Email.

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$11,338.98	\$11,338.98	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	Miscellaneous Fees	60.00	1.00	\$0.00	\$60.00	(\$60.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	300.98	\$0.00	\$75.25	(\$75.25)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	First Meter	250.00	1.00	\$0.00	\$250.00	(\$250.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1507.20	\$0.00	\$979.68	(\$979.68)
	Landscape Bond	1000.00	1.00	\$0.00	\$1,000.00	(\$1,000.00)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 3/4" Culinary Water	3194.00	1.00	\$0.00	\$3,194.00	(\$3,194.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1808.18	\$18.08		\$18.08
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	Miscellaneous Fees	50.00	1.00	\$50.00		\$50.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	BLDG New PME Plan Check	0.25	300.98	\$75.25		\$75.25
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	First Meter	250.00	1.00	\$250.00		\$250.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1507.20	\$979.68		\$979.68
	Landscape Bond	1000.00	1.00	\$1,000.00		\$1,000.00
	Valuation	0.00	0.00	\$1,507.20		\$1,507.20
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 3/4" Culinary Water	3194.00	1.00	\$3,194.00		\$3,194.00
Totals				\$11,338.98	\$11,338.98	\$0.00

Receipt Summary

Receipt ID	Payment	Type	Paid By	LOGINID	Date Time
4786	\$979.68	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$75.25	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$98.28	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$250.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$882.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$2,596.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$71.63	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$136.16	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$200.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$78.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$3,194.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$1,000.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$9.50	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$32.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$50.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$147.70	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$13.50	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$18.08	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
4786	\$1,507.20	Credit Card	BRAD REYNOLDS CONSTRUCTION	suark	10/9/2008 9:38 AM
Totals	\$11,338.98				

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Print Form

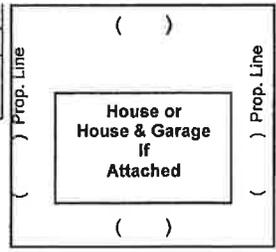
Plan # 4098

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. 11140		Date Issued		Permit Number	
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE					
*Bldg. Address 708 West Warm Creek Lane <i>Unit A</i>				Square Ft. of Building 1638		Valuation 145,000			
*Address Certificate No.				Assessors Parcel No.		<input type="checkbox"/> Rough Basement		Building Fees	
*Lot # 4				*Block 4		*Subd. Name & Number Villages at Riverwalk		Plan Check Fees	
*Property Location 10250 South 780 West				<input type="checkbox"/> *If metes and bounds see instructions		*Porch/Patio 182		Electrical Fees 1638	
*Total Property Area - In Acres or Sq. Ft.				Total Bldg. Site Area Used		Garage sq. ft. 471		Plumbing Fees 1471	
*Owner of Property Villages at Riverwalk/Brad Reynolds				Phone 801-281-2200		Type of Bldg. VB		Mechanical Fees 271	
*Mailing Address PO Box 17958				City - Zip Salt Lake City 84117		Occ. Group R-3		Subtotal	
*Business Name Address				Business Lic. No. 249108-5501		No. of Bldgs. 1		Water	
*Architect or Engineer JSA Architects				Phone 801-733-2500		No. of Stories 2		Sewer	
*General Contractor Brad Reynolds Construction, Inc.				Phone 801-281-2200		No. of Bedrooms 3		Storm Sewer	
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117				*State Lic. No. 249108-5501		*City/Co. Lic. No. 13800A		Moving or Demo.	
*Electrical Contractor TS Electric				Phone 801-263-0188		Type of Construction <input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input checked="" type="checkbox"/> Concrete <input type="checkbox"/> Steel		Temporary Conn.	
*Business Address - City - Zip 6220 South 300 West Murray, UT 84107				*State Lic. No. 89249403-5501		*City/Co. Lic. No.		Re-inspection	
*Plumbing Contractor Cable Plumbing				Phone 435-258-2528		Max. Occ. Load		State Fee	
*Business Address - City - Zip 3434 West 6800 South Wellsville 84339				*State Lic. No. 000035233-2		*City/Co. Lic. No.		Fire Sprinkler <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
*Mechanical Contractor Comfort Solutions				Phone 801-393-2205		Special Approvals		Required	
*Business Address - City - Zip 2023 Wall Avenue Ogden 84401				*State Lic. No. 479189-5501		*City/Co. Lic. No.		Received	
*Previous Usage of Land or Structure (Past 3 yrs.)				Covered		Uncovered		Approved	
*Dwell. Units Now on Lot				Assessory Bldgs. Now on Lot		Board of Adjustment		Health Dept.	
*Type of Improvement / Kind of Const. <input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish				Zone RM4		Soil Report		Fire Dept.	
*No. of off-street parking spaces:				Sub-Ck. By		Water or Well Permit		Traffic Engineer	
SUB-CHECK				Date 10-07-08		Flood Control		Sewer or Septic Tank	
Disapproved				Sub-Ck. By		City Engineer (off site)		Gas	
Approved				Date		Comments:		Land Use Cert.	
Minimum Setbacks In Feet				Zone		Electrical Dept.		Other	
Front Side Side Rear				RM4		HiBack C.G & S.		Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount	
AS SHOWN ON THE				Date		Other		This application does not become a permit until signed below.	
PLAT				Date		Other		Plan Chk. OK by	
Indicate Street If Corner Lot				Date		Other		Signature of Approval	
Indicate North				Date		Other		Date	
Note: 24 Hours notice is required for all inspections				Date		Other		Date	
Plot Plan				Date		Other		Date	
House or House & Garage If Attached				Date		Other		Date	
STREET				Date		Other		Date	
Census Tract				Date		Other		Date	
Traffic Zone				Date		Other		Date	
Coordinate Ident. No.				Date		Other		Date	
New S.L.U. Code No.				Date		Other		Date	
Old S.L.U. Code No.				Date		Other		Date	
Certificate of Occupancy				Date		Other		Date	

APPROVED

AS SHOWN ON THE
PLAT



Indicate Street If Corner Lot

Indicate North

Note: 24 Hours notice is required for all inspections

South Jordan Bldg. Dept

AUG 28 2008

Signature of Approval
[Signature] 10/1/2008

PLANNING DEPT. USE



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **707 MYSTIC CREEK WAY W**

Project Number: **2008-11140**

Permits: 38098

Residential New

10/9/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 4 UNIT 4 VILLAGE AT RIVERWALK (TOWNHOME)
4-PLEX/A UNIT
LANDSCAPE BOND PAID ON THIS UNIT FOR ENTIRE 4 PLEX 10/9/08
CO ISSUED 3/20/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **7087087087**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 4 BLDG 4**

Date: *3/20/09*

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

SOJ081009004

Permit #	38096
Project #	2008-11142
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	10/9/2008

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
704 W WARM CREEK LN W	7047047047	VILLAGE AT RIVERWALK	UNIT # 6 BLDG 4

Description of work.
 BLDG 4 UNIT 6 VILLAGE @ RIVERWALK
 4 PLEX/B UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1652.00	547.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
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Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
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Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$10,312.52	\$10,312.52	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1822.66	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	301.82	\$0.00	\$75.46	(\$75.46)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	First Meter	250.00	1.00	\$0.00	\$250.00	(\$250.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1520.74	\$0.00	\$988.48	(\$988.48)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 3/4" Cullinary Water	3194.00	1.00	\$0.00	\$3,194.00	(\$3,194.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1822.66	\$18.23		\$18.23
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	BLDG New PME Plan Check	0.25	301.82	\$75.46		\$75.46
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	First Meter	250.00	1.00	\$250.00		\$250.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1520.74	\$988.48		\$988.48
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 3/4" Cullinary Water	3194.00	1.00	\$3,194.00		\$3,194.00
Totals				\$10,312.52	\$10,312.52	\$0.00

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Print Form

Plan # 4100

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. 11142		Date Issued		Permit Number	
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE					
*Bldg. Address 704 West Warm Creek Lane <i>Unit B.</i>				Square Ft. of Building 1652		Valuation 147,000			
*Address Certificate No.		Assessors Parcel No.		<input type="checkbox"/> Rough Basement		Building Fees			
*Lot # 6		*Block 4		*Subd. Name & Number Villages at Riverwalk		<input type="checkbox"/> Finish Basement 1		Plan Check Fees	
*Property Location 10250 South 780 West				<input type="checkbox"/> If metes and bounds see instructions		Garage sq. ft. <i>Back Porch 143</i>		Electrical Fees 1652	
*Total Property Area - In Acres or Sq. Ft.				Total Bldg. Site Area Used		Type of Bldg. VB		Plumbing Fees 1441	
*Owner of Property Villages at Riverwalk/Brad Reynolds				Phone 801-281-2200		Occ. Group R-3		Mechanical Fees 211	
*Mailing Address PO Box 17958				City - Zip Salt Lake City 84117		No. of Bldgs. 1		Subtotal	
*Business Name Address				Business Lic. No. 249108-5501		No. of Stories 2		Water	
*Architect or Engineer JSA Architects				Phone 801-733-2500		No. of Bedrooms 3		Sewer	
*General Contractor Brad Reynolds Construction, Inc.				Phone 801-281-2200		No. of Dwellings 1		Storm Sewer	
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117				*State Lic. No. 249108-5501		*City/Co. Lic. No. 13800A		Moving or Demo.	
*Electrical Contractor TS Electric				Phone 801-263-0188		Type of Construction <input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input checked="" type="checkbox"/> Concrete <input type="checkbox"/> Steel		Temporary Conn.	
*Business Address - City - Zip 6220 South 300 West Murray, UT 84107				*State Lic. No. 89249403-5501		*City/Co. Lic. No.		Re-inspection	
*Plumbing Contractor Cable Plumbing				Phone 435-258-2528		Max. Occ. Load		State Fee	
*Business Address - City - Zip 3434 West 6800 South Wellsville 84339				*State Lic. No. 000035233-2		*City/Co. Lic. No.		Fire Sprinkler <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
*Mechanical Contractor Comfort Solutions				Phone 801-393-2205		Special Approvals		Required	
*Business Address - City - Zip 2023 Wall Avenue Ogden 84401				*State Lic. No. 479189-5501		*City/Co. Lic. No.		Received	
*Previous Usage of Land or Structure (Past 3 yrs.)				Assessory Bldgs. Now on Lot		Board of Adjustment		Approved	
*Dwell. Units Now on Lot				Assessory Bldgs. Now on Lot		Health Dept.			
*Type of Improvement / Kind of Const. <input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish						Fire Dept.			
*No. of off-street parking spaces: Covered _____ Uncovered _____						Soil Report			
SUB-CHECK				Zone		Zone Approved By			
Disapproved				Date		Sub-Ck. By			
Approved				Date		Sub-Ck. By			
Minimum Setbacks in Feet				Plot Plan		Traffic Engineer			
Front Side Side Rear				House or House & Garage If Attached		Flood Control			
				STREET		Sewer or Septic Tank			
Indicate Street If Corner Lot				Indicate North		City Engineer (off site)			
						Gas			
						Comments:			
						Land Use Cert.			
						Electrical Dept.			
						HIBack C.G & S.			
						Other			
						Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No		Amount	
						This application does not become a permit until signed below.			
						Plan Chk. OK by			
						Signature of Approval			
						Signature of Contractor or Authorized Agent		Date	
						Signature of Owner (If Owner)		Date	
						Census Tract		Traffic Zone	
						Coordinate Ident. No.			
						New S.L.U. Code No.		Old S.L.U. Code No.	
						Certificate of Occupancy			

Note: 24 Hours notice is required for all inspections

South Jordan City - Dept
AUG 28 2008

Signature of Approval
Brad Reynolds 10/1/2008



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **703 MYSTIC CREEK WAY W**

Project Number: **2008-11142**

Permits: 38096

Residential New

10/9/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 4 UNIT 6 VILLAGE AT RIVERWALK (TOWNHOME)
4-PLEX/B UNIT
LANDSCAPE BOND PAID 10/9/08
CO ISSUED 3/20/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **7047047047**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 6 BLDG 4**

Date: *3/20/09*

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

S0J081009005

Permit #	38086
Project #	2008-11143
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	10/9/2008

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
702 W WARM CREEK LN W	7027027027	VILLAGE AT RIVERWALK	UNIT # 7 BLDG 4

Description of work.

BLDG 4 UNIT 7 VILLAGE @ RIVERWALK/4 PLEX
 C UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1625.00	553.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date:	11/30/2009

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date:	11/30/2009

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$10,310.47	\$10,310.47	\$0.00
	MECH: FIP	9.50	1.00	\$9.50	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$13.50	\$13.50	(\$13.50)
	State Fee	0.01	1820.94	\$18.21	\$18.21	(\$18.21)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$71.63	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	300.20	\$75.05	\$75.05	(\$75.05)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1625.00	\$97.50	\$97.50	(\$97.50)
	IMP ResMF: Police Services	136.16	1.00	\$136.16	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$147.70	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$200.00	\$200.00	(\$200.00)
	First Meter	250.00	1.00	\$250.00	\$250.00	(\$250.00)
	IMP ResMF Att Roadway	882.00	1.00	\$882.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1520.74	\$988.48	\$988.48	(\$988.48)
	Valuation	0.00	0.00	\$1,520.74	\$1,520.74	(\$1,520.74)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00	\$2,596.00	(\$2,596.00)
	IMP: 3/4" Culinary Water	3194.00	1.00	\$3,194.00	\$3,194.00	(\$3,194.00)
	MECH: FIP	9.50	1.00	\$9.50	\$9.50	\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50	\$13.50	\$13.50
	State Fee	0.01	1820.94	\$18.21	\$18.21	\$18.21
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00	\$32.00	\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63	\$71.63	\$71.63
	BLDG New PME Plan Check	0.25	300.20	\$75.05	\$75.05	\$75.05
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00	\$78.00	\$78.00
	ELEC: Finished SF	0.06	1625.00	\$97.50	\$97.50	\$97.50
	IMP ResMF: Police Services	136.16	1.00	\$136.16	\$136.16	\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70	\$147.70	\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00	\$200.00	\$200.00
	First Meter	250.00	1.00	\$250.00	\$250.00	\$250.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00	\$882.00	\$882.00
	BLDG New Plan Check	0.65	1520.74	\$988.48	\$988.48	\$988.48
	Valuation	0.00	0.00	\$1,520.74	\$1,520.74	\$1,520.74
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00	\$2,596.00	\$2,596.00
	IMP: 3/4" Culinary Water	3194.00	1.00	\$3,194.00	\$3,194.00	\$3,194.00
Totals				\$10,310.47	\$10,310.47	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Print Form

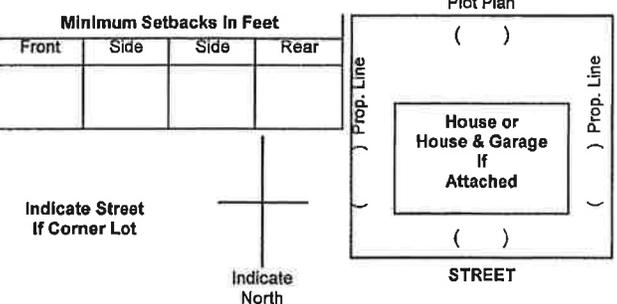
Plan # 4101

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. 11143		Date Issued		Permit Number	
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE					
*Bldg. Address 702 West Warm Creek Lane <i>Unit C</i>				Square Ft. of Building 1625		Valuation 147,000			
*Address Certificate No.				<input type="checkbox"/> Rough Basement		Building Fees			
Assessors Parcel No.				<input type="checkbox"/> Finish Basement		Plan Check Fees			
*Lot # 7		*Block 4		*Subd. Name & Number Villages at Riverwalk		*Porch/Patio 255		Electrical Fees 1625	
*Property Location 10250 South 780 West				<input type="checkbox"/> *If metes and bounds see instructions		Garage sq. ft. 553		Plumbing Fees 1411	
*Total Property Area - In Acres or Sq. Ft.				Total Bldg. Site Area Used		Type of Bldg. 1B		Mechanical Fees 211	
*Owner of Property Villages at Riverwalk/Brad Reynolds				Phone 801-281-2200		Occ. Group R-3		Subtotal	
*Mailing Address PO Box 17958				City - Zip Salt Lake City 84117		Walls		Water	
*Business Name Address				Business Lic. No. 249108-5501		Roof		Sewer	
*Architect or Engineer JSA Architects				Phone 801-733-2500		No. of Bldgs. 1		Storm Sewer	
*General Contractor Brad Reynolds Construction, Inc.				Phone 801-281-2200		No. of Stories 2		Moving or Demo.	
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117				*State Lic. No. 249108-5501		F 15 R 50		Temporary Conn.	
*Electrical Contractor TS Electric				Phone 801-263-0188		No. of Bedrooms 3		Re-inspection	
*Business Address - City - Zip 6220 South 300 West Murray, UT 84107				*State Lic. No. 89249403-5501		No. of Dwellings 1		State Fee	
*Plumbing Contractor Cable Plumbing				Phone 435-258-2528		Type of Construction <input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input checked="" type="checkbox"/> Concrete <input type="checkbox"/> Steel		Total 10,310.47	
*Business Address - City - Zip 3434 West 6800 South Wellsville 84339				*State Lic. No. 000035233-2		Max. Occ. Load		Fire Sprinkler <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
*Mechanical Contractor Comfort Solutions				Phone 801-393-2205		Special Approvals		Required	
*Business Address - City - Zip 2023 Wall Avenue Ogden 84401				*State Lic. No. 479189-5501		Board of Adjustment		Received	
*Previous Usage of Land or Structure (Past 3 yrs.)				*City/Co. Lic. No. 13800A		Health Dept.		Approved	
*Dwell. Units Now on Lot				*Assessory Bldgs. Now on Lot		Fire Dept.			
*Type of Improvement / Kind of Const. <input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish						Soil Report			
*No. of off-street parking spaces:						Water or Well Permit			
SUB-CHECK		Zone		Zone Approved By		Traffic Engineer			
Disapproved		Date		Sub-Ck. By		Flood Control			
Approved						Sewer or Septic Tank			
						City Engineer (off site)			
						Gas			
						Comments:			
						Land Use Cert.			
						Electrical Dept.			
						HI Back C.G & S.			
						Other			
						Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No		Amount	
						This application does not become a permit until signed below.			
						Plan Chk. OK by			
						Signature of Approval		Date	
						This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.			
						Signature or Contractor or Authorized Agent		Date	
						Signature of Owner (If Owner)		Date	
						Census Tract		Traffic Zone	
						Coordinate Ident. No.			
						New S.L.U. Code No.		Old S.L.U. Code No.	
						Certificate of Occupancy			

South Jordan Bldg. Dept.

AUG 28 2008



Note: 24 Hours notice is required for all inspections



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **701 MYSTIC CREEK WAY W**

Project Number: **2008-11143**

Permits: 38086

Residential New

10/9/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 4 UNIT 7 VILLAGE AT RIVERWALK (TOWNHOME) 4-PLEX UNIT C
**FOOTING & FOUNDATION PERMIT ISSUED 10/2/08 ON THIS UNIT FOR ENTIRE 4 PLEX **\$500.00 CREDIT
TOWARD PERMIT FEES**
LANDSCAPE BOND PAID 10/9/08
CO ISSUED 2/27/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **7027027027**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 7 BLDG 4**

Date: *2/27/09*

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan
Building Division
 1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

STATE BUILDING PERMIT ~~SOJ070313005~~

Permit # 34583
 Project # 2005-7582
 Permit Cat. Building Permit
 Permit Type Residential New
 Issue Date 7/16/2006

Construction Permit

Address Full Street Name 722 MYSTIC CREEK WAY W, Apt. (10200 S)	Assessor's Parcel No. 2714233027	Tract Parcel Map Number THE VILLAGE AT RIVERWALK	Lot Number BLDG 9 UNIT A
Description of work. Building 9 Unit A.			

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$214,000.00	MF Residential	Type V B	1	False	3673	506

Current Owners	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Contractor	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building	Admin Override			\$7,069.80		\$7,069.80
	BLDG New Plan Check	0.65	1974.33	\$1,283.31		\$1,283.31
	BLDG New PME Plan Check	0.25	321.93	\$80.48		\$80.48
	ELEC: Finished SF	0.06	2163.00	\$129.78		\$129.78
	First Meter	250.00	1.00	\$250.00		\$250.00
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	PLUMB: Drain	10.55	13.00	\$137.15		\$137.15
	PLUMB: Water Heater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	2286.26	\$22.86		\$22.86
	Vakation	0	0	\$1,074.33		\$1,074.33
	Voluntary Public Art Initiative	0	0	\$0.00		\$0.00
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResMF: Police Services	138.16	1.00	\$138.16		\$138.16
	IMP: 3/4" Cuinary Water	2651.00	1.00	\$2,651.00		\$2,651.00
Totals				\$7,069.80		\$7,069.80

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Manson Homes Unit A

SOUTH JORDAN CITY

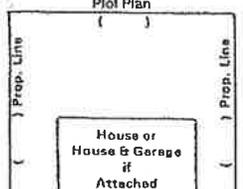
*Date of Application 5/31/06		Date Work Starts		Receipt No. 2006-7562	Date Issued	Permit Number
*Proposed Use of Structure Single Family Dwelling				BUILDING FEE SCHEDULE		
*Bldg. Address 722 W MYSTIC BROOK WAY		Assessor's Parcel No. 2714 233 027 0000		Square Ft. of Building 2163	Valuation 214,000	
*Address Certificate No.		*Lot # *Block *Subd. Name & Number Blk 9 A The Village at Riverwalk		<input checked="" type="checkbox"/> Rough Basement 1510	Building Fees	
*Total Property Area - In Acres or Sq. Ft. AS per plot recorded with plat		Total Bldg. Site Area Used 2086 Main / 653 Upper		<input type="checkbox"/> Finish Basement	Plan Check Fees	
*Owner of Property Arbor Commercial & Residential		*Mailing Address 45 West 10000 South Suite 301 Sandy, Utah 84070		Garage sq. ft. 506	Electrical Fees 2163	
*Business Name Address Arbor Residential		Business Lic. No. 251624		Type of Bldg. 53	Plumbing Fees 1341	
*Architect or Engineer Vector Engineering		Phone 990-1775		Occ. Group R-3	Mechanical Fees 241	
*General Contractor Arbor Homes Inc		Phone 561-8594		No. of Bldgs. 1	Subtotal	
*Business Address - City - Zip W 10000 Ste 301 Sandy, UT 84070		*State Lic. No. 251624		No. of Stories 2	Water	
*Electrical Contractor Salt City Electric		Phone 253-9102		No. of Bedrooms 3	Sewer	
*Business Address - City - Zip PO Box 1262 Riverton UT 84065		*State Lic. No. 5245777		No. of Dwellings 3	Storm Sewer	
*Plumbing Contractor 2 Ton Plumbing		Phone		Type of Construction <input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	Moving or Demo.	
*Business Address - City - Zip 12 S 1950 W West Jordan UT 84084		*State Lic. No. 4893569		Max. Occ. Load	Temporary Conn.	
*Mechanical Contractor Nebeker Inc		Phone 299-1212		Fire Sprinkler <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Reinspection	
*Business Address - City - Zip 1104 N 1600 W Layton UT 84041		*State Lic. No. 1398038		Special Approvals		
*Previous Usage of Land or Structure (Past 3 yrs.)				Required		
*Dwell. Units Now on Lot		*Accessory Bldgs. Now on Lot		Received		
*Type of Improvement/Kind of Const. <input type="checkbox"/> Sign <input type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish				Approved		
*No. of offstreet parking spaces:				Board of Adjustment		
Covered		Uncovered		Health Dept.		
SUB-CHECK		Zone RM-4		Fire Dept.		
Disapproved 7-3-06		Sub-Ck. By Brooks		Soil Report		
Approved		Date		Water or Well Permit		
Minimum Setbacks in Feet		Plot Plan		Traffic Engineer		
Front	Side	Side	Rear	Flood Control		
NA				Sewer or Septic Tank		
				City Engineer (off site)		
				Gas		
				Comments:		
				Land Use Cert.		
				Electrical Dept.		
				HiBack C.G. & S.		
				Other		
				Bond Required <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
				Amount		
				This application does not become a permit until signed below.		
				Plan Chk. OK by Brad M. Hunter		
				Signature of Approval		
				Date 6-23-07		
				This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at any time after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.		
				* Signature of Contractor or Authorized Agent		
				* Signature of Owner (if owner)		
				Census Tract.		
				Traffic Zone		
				Coordinate Ident. No.		

South Jordan City Permit

MAY 31 2006

APPROVED

Front	Side	Side	Rear
NA			



Indicate Street If Corner Lot

STATE BUILDING PERMIT SOJ070313004



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

Permit #	34524
Project #	2006-7553
Permit Cat.	Building Permit
Permit Type	Residential Add/Alter
Issue Date	7/6/2006

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
716 MYSTIC CREEK WAY W, Apt. (10200 S)	2714233026	THE VILLAGE AT RIVERWALK	BLDG 9 UNIT B

Description of work.
 Bldg 9 Unit B
 Unfinished Basement

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$213,000.00	MF Residential	Type V B	1	False	3299	552

Current Owners	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Contractor	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	661-8594	
Lic. Information		Exp. Date:	
Applicant	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information		Exp. Date:	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building	Admin Override			\$7,075.34		\$7,075.34
	BLDG New Plan Check	0.65	1967.56	\$1,278.91		\$1,278.91
	BLDG New PME Plan Check	0.25	335.24	\$83.81		\$83.81
	ELEC: Finished SF	0.06	2209.00	\$132.54		\$132.54
	First Meter	260.00	1.00	\$260.00		\$260.00
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	2302.80	\$23.03		\$23.03
	Valuation	0	0	\$1,957.56		\$1,957.56
	Voluntary Public Art Initiative	0	0	\$0.00		\$0.00
	IMP ResMF: Fire Services	71.83	1.00	\$71.83		\$71.83
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	IMP: 3/4" Cuiinary Water	2851.00	1.00	\$2,851.00		\$2,851.00
Totals				\$7,075.34		\$7,075.34

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Mansion Homes Unit B

SOUTH JORDAN CITY

* Date of Application: 5/31/06 Date Work Starts: _____ Receipt No.: 2006-7563 Date Issued: _____ Permit Number: _____

* Proposed Use of Structure: Single Family Dwelling

* Bldg. Address: 700 W. MUSTIL BROOK WAY *Overlook*

* Address Certificate No.: 78 Assessors Parcel No.: 2714 283026008

* Lot # B/9 * Block B * Subd. Name & Number: The Village at Riverwalk

* Property Location: 700 W. MUSTIL BROOK WAY *As per plot recorded w/county*

* Total Property Area - In Acres or Sq. Ft.: _____ Total Bldg. Site Area Used: 1666 Main / 1119 Upper

* Owner of Property: _____ Phone: _____

BUILDING FEE SCHEDULE		Square Ft. of Building	Valuation
<input type="checkbox"/> Rough Basement		<u>2209</u>	<u>219000</u>
<input type="checkbox"/> Finish Basement		<u>1090</u>	
Garage sq. ft.		<u>252</u>	
Garage sq. ft.		<u>552</u>	
Type of Bldg.	Occ. Group		
<u>SB</u>	<u>R-3</u>		
No. of Bldgs.	R. Value		
<u>1</u>	Walls Roof		
No. of Stories	<u>R 13 R 38</u>		
No. of Bedrooms			
<u>3</u>			
No. of Dwellings			
<u>3</u>			
Type of Construction			
<input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var.			
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel			
Max. Occ. Load			
Fire Sprinkler	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
Total			

* Mailing Address: Arbor Commercial & Residential
45 West 10000 South Suite 301 Sandy, Utah 84070

* Business Name Address: Arbor Residential Business Lic. No.: 251624

* Architect or Engineer: Vector Engineering Phone: 990-1775

* General Contractor: Arbor Homes Inc Phone: 561-8594

* Business Address - City - Zip: W 10000 Ste 301 Sandy, UT 84070 * State Lic. No.: 251624 * City/Co. Lic. No.: _____

* Electrical Contractor: Salt City Electric Phone: 253-9102

* Business Address - City - Zip: PO Box 1262 Riverton UT 84065 * State Lic. No.: 5245777 * City/Co. Lic. No.: _____

* Plumbing Contractor: 2 Ton Plumbing

* Business Address - City - Zip: 12 S 1950 W West Jordan UT 84084 * State Lic. No.: 4893569 * City/Co. Lic. No.: _____

* Mechanical Contractor: Nebeker Inc Phone: 299-1212

* Business Address - City - Zip: 1104 N 1600 W Layton UT 84041 * State Lic. No.: 1398038 * City/Co. Lic. No.: _____

* Previous Usage of Land or Structure (Past 3 yrs.): _____

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			
Comments:			
Land Use Cert.			
Electrical Dept.			
HiBack C.G. & S.			
Other			
Bond Required	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Amount	

* Dwell. Units Now on Lot: _____ * Accessory Bldgs. Now on Lot: _____

* Type of Improvement/Kind of Const.

Sign Build Remodel Addition

Repair Move Convert Use Demolish

This application does not become a permit until signed below.

Plan Chk. OK by: Beal m Hunter

Signature of Approval: _____ Date: 6-23-06

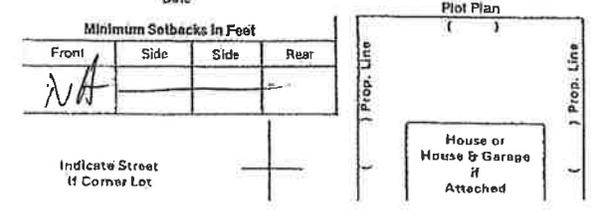
* No. of offstreet parking spaces: _____

Sub-CHECK: Zone RM-4 **APPROVED**

Disapproved: 7-3-06 Date: _____ Sub-Ck. By: Beal

Approved: _____ Date: _____ Plot Plan

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at any time after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.



* Signature of Contractor or Authorized Agent: _____ Date: _____

* Signature of Owner (if owner): _____ Date: _____

Census Tract: _____ Traffic Zone: _____ Coordinate Ident. No.: _____



STATE BUILDING PERMIT
City of South Jordan
 Building Division
 1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

SOJ070313003

Permit # 34584
 Project # 2006-7584
 Permit Cat. Building Permit
 Permit Type Residential New
 Issue Date

Construction Permit

Address: Full Street Name 716 MYSTIC CREEK WAY W, Apt. (10200 S)
 Assessors Parcel No. 2714233025
 Tract Parcel Map Number THE VILLAGE AT RIVERWALK
 Lot Number BLDG 9 UNIT C

Description of work.

Building 9 Unit C
 Unfinished basement

Building Value \$192,000.00
 Occupancy MF Residential
 Construction Type V B
 Units 1
 Sprinkler False
 Square Feet 3570
 Garage Sq. Ft. 552

Current Owners	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Contractor	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information	Full Street Name	Exp. Date	
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Applicant	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information	Full Street Name	Exp. Date	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building	Admin Override			\$8,780.70		\$8,780.70
	BLDG New Plan Check	0.65	1825.39	\$1,166.50		\$1,166.50
	BLDG New PME Plan Check	0.25	288.70	\$72.18		\$72.18
	ELEC: Finished SF	0.06	1785.00	\$107.10		\$107.10
	First Meter	250.00	1.00	\$250.00		\$250.00
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	PLUMB: Drain	10.55	12.00	\$126.60		\$126.60
	PLUMB: Water Heater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	2114.09	\$21.14		\$21.14
	Valuation	0	0	\$1,825.39		\$1,825.39
	Voluntary Public Art Initiative	0	0	\$0.00		\$0.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	IMP: 3/4" Culinary Water	2651.00	1.00	\$2,651.00		\$2,651.00
Totals				\$8,780.70		\$8,780.70

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Mansion Homes Unit C

SOUTH JORDAN CITY

* Date of Application: 5/31/06 Date Work Starts: _____ Receipt No.: 2006-7564 Date Issued: _____ Permit Number: _____

* Proposed Use of Structure: Single Family Dwelling

* Bldg. Address: Creekside Way
718 W MYSTIC BROOK WAY
 * Address Certificate No.: 110
 * Assessor's Parcel No.: 27 14 233 026 000

* Lot #: _____ * Block: C * Subd. Name & Number: The Village at Riverwalk

* Property Location: 718 W MYSTIC BROOK * If metes and bounds see instructions:

* Total Property Area - In Acres or Sq. Ft.: _____ Total Bldg. Site Area Used: 2361 Main
 * Owner of Property: Arbor Commercial & Residential Phone: _____

* Mailing Address: 45 West 10000 South Suite 301 Sandy, Utah 84070 City - Zip: _____

* Business Name Address: Arbor Residential Business Lic. No.: 251624

* Architect or Engineer: Vector Engineering Phone: 990-1775

* General Contractor: Arbor Homes Inc Phone: 561-8594

* Business Address - City - Zip: W 10000 Ste 301 Sandy, UT 84070 * State Lic. No.: 251624 * City/Co. Lic. No.: _____

* Electrical Contractor: Salt City Electric Phone: 253-9102

* Business Address - City - Zip: PO Box 1262 Riverton UT 84065 * State Lic. No.: 5245777 * City/Co. Lic. No.: _____

* Plumbing Contractor: 2 Ton Plumbing Phone: _____

* Business Address - City - Zip: 12 S 1950 W West Jordan UT 84084 * State Lic. No.: 4893569 * City/Co. Lic. No.: _____

* Mechanical Contractor: Nebeker Inc Phone: 299-1212

* Business Address - City - Zip: 1104 N 1600 W Layton UT 84041 * State Lic. No.: 1398038 * City/Co. Lic. No.: _____

* Previous Usage of Land or Structure (Past 3 yrs.): _____

* Dwell. Units Now on Lot: _____ * Assessor's Bldgs. Now on Lot: _____

* Type of Improvement/Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

* No. of offstreet parking spaces: _____ Covered: _____ Uncovered: _____

SUB-CHECK: RM-4 APPROVED: 7-3-06 Disapproved: _____ Approved: _____ Date: _____ Sub-Ck. By: Brooks

Minimum Setbacks In Feet
 Front: NA Side: _____ Side: _____ Rear: _____



BUILDING FEE SCHEDULE		Valuation 172,000	
Square Ft. of Building	1785	Building Fees	
<input type="checkbox"/> Rough Basement	1785	Plan Check Fees	
<input type="checkbox"/> Finish Basement		Electrical Fees	1785
Carport sq. ft.	241	Plumbing Fees	1271
Garage sq. ft.	552	Mechanical Fees	241
Type of Bldg.		Subtotal	
No. of Bldgs.		Water	
No. of Stories		Sewer	
No. of Bedrooms		Storm Sewer	
No. of Dwellings		Moving or Demo.	
Type of Construction		Temporary Conn.	
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.		Reinspection	
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		State Fee	
Max. Occ. Load			
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Total	

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

Comments: _____
 Land Use Cert. _____
 Electrical Dept. _____
 HiBack C.G. & S. _____
 Other _____
 Bond Required Yes No Amount: _____
 This application does not become a permit until signed below.

Plan Chk. OK by: Brooks
 Signature of Approval: _____ Date: 6-28-06

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at any time after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* Signature of Contractor or Authorized Agent: _____ Date: _____

* Signature of Owner (if owner): _____ (Date): _____

Census Tract: _____ Traffic Zone: _____ Coordinate Ident. No.: _____



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **722 MYSTIC CREEK WAY W, Apt. (10200 S)**

Project Number: **2006-7562**

Permits: 34583

Residential New

3/13/2007 12:00:00 AM

Tenant Name: * **ARBOR RESIDENTIAL PROPERTIES LC -**

Tenant Address: **45 W SEGO LILY DR # 301 SANDY UT 84070**

Description: **BLDG 9 UNIT A THE VILLAGE AT RIVERWALK
ROAD & PARKS IMPACT FEES WAIVED PER MEMO FROM RICK HORST 7/5/06
C/O ISSUED 9/20/07**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233027**

Tract Number: **THE VILLAGE AT RIVERWALK**

Lot Number: **BLDG 9 UNIT A**

Date: **9/20/07**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **720 MYSTIC CREEK WAY W, Apt. (10200 S)**

Project Number: **2006-7563**

Permits: 34524

Residential New

3/13/2007

Contractor Name: * **ARBOR RESIDENTIAL PROPERTIES LC**

Contractor Address **126 W SEGO LILY DR #275 SANDY UT 84070**

Description: **BLDG 9 UNIT B THE VILLAGE AT RIVERWALK
ROAD & PARKS IMPACT FEES WAIVED PER MEMO FROM RICK HORST 7/5/06
CO ISSUED 4/10/12**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233026**

Tract Number: **THE VILLAGE AT RIVERWALK**

Lot Number: **BLDG 9 UNIT B**

Date: **4/10/2012**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Manson Homes Unit A

SOUTH JORDAN CITY

*Date of Application 5/31/06	Date Work Starts	Receipt No. 2006-7566	Date Issued	Permit Number
--	------------------	---------------------------------	-------------	---------------

*Proposed Use of Structure
Single Family Dwelling

*Bldg. Address
739 W MYSTIC BROOK WAY

*Address Certificate No.
2714233

Assessor's Parcel No.
072 6000

BUILDING FEE SCHEDULE	
Square Ft. of Building	2163
Valuation	214,000
<input type="checkbox"/> Rough Basement	1510
<input type="checkbox"/> Finish Basement	
Carport sq. ft.	150
Garage sq. ft.	560
Type of Bldg.	5B
Occ. Group	R-3
No. of Bldgs.	1
No. of Stories	2
No. of Bedrooms	3
No. of Dwellings	3
Type of Construction	<input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel
Max. Occ. Load	
Fire Sprinkler	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Total	

*Lot # **Bld 10** *Block **A** *Subd. Name & Number
The Village at Riverwalk

*Property Location
734 W MYSTIC BROOK

*Total Property Area - In Acres or Sq. Ft.
As per plot recorded w/county

*Owner of Property
Arbor Commercial & Residential

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

*Mailing Address
45 West 10000 South Suite 301 Sandy, Utah 84070

*Business Name Address
Arbor Residential

*Business Lic. No.
251624

*Architect or Engineer
Vector Engineering

Phone
990-1775

*General Contractor
Arbor Homes Inc

Phone
561-8594

*Business Address - City - Zip
W 10000 Ste 301 Sandy, UT 84070

*State Lic. No.
251624

*City/Co. Lic. No.

*Electrical Contractor
Salt City Electric

Phone
253-9102

*Business Address - City - Zip
PO Box 1262 Riverton UT 84065

*State Lic. No.
5245777

*City/Co. Lic. No.

*Plumbing Contractor
2 Ton Plumbing

Phone
299-1212

*Business Address - City - Zip
1104 N 1600 W Layton UT 84041

*State Lic. No.
1398038

*City/Co. Lic. No.

*Previous Usage of Land or Structure (Past 3 yrs.)

*Dwell. Units Now on Lot

*Assessory Bldgs. Now on Lot

*Type of Improvement/Kind of Const.

Sign Build Remodel Addition

Repair Move Convert Use Demolish

*No. of offstreet parking spaces:

Covered _____ Uncovered _____

APPROVED

Disapproved **7-3-06**

Approved **7-3-06** Date

Sub-ck. By **[Signature]**

Comments:
South Jordan Bldg. Dept.

MAY 31 2006

Land Use Cert. **RECEIVED**

Electrical Dept. **RECEIVED**

HiBack C.G. & S. **RECEIVED**

Other

Bond Required Yes No Amount

This application does not become a permit until signed below.

Plan Chk. OK by **[Signature]**

Signature of Approval **[Signature]** Date **6-26-06**

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at any time after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* Signature of Contractor or Authorized Agent _____ Date _____

* Signature of Owner (if owner) _____ [Date] _____

Census Tract. _____ Traffic Zone _____ Coordinate Ident. No. _____

Minimum Setbacks In Feet

Front	Side	Side	Rear
NA	NA	15'	15'

There needs to be a Minimum of 15' setback from property line adjacent to Detached Homes

Plot Plan

House or House & Garage if Attached



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordanclty.org

Permit #	34522
Project #	2006-7666
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	7/17/2006

Construction Permit

Address/Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
738 MYSTIC CREEK WAY W, Apt. (10200 S)	2714233022	VILLAGE AT RIVERWALK	BLDG 10 UNIT A

Description of work.

BLDG 10 UNIT A
 THE VILLAGE @ RIVERWALK/TRIPLEX
 UNFINISHED BASEMENT
 \$2586 PARK IMPACT FEES WAIVED
 \$882 ROADWAY IMPACT FEES WAIVED

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$9,000.00	MF Residential	Type V B		False	3673	560

Current Owners	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Contractor	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information		Exp. Date:	
Applicant	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information		Exp. Date:	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$7,069.80	\$7,069.80	\$0.00
	BLDG New Plan Check	0.65	1974.33	\$1,263.31	\$1,263.31	\$0.00
	BLDG New PME Plan Check	0.25	321.93	\$80.48	\$80.48	\$0.00
	ELEC: Finished SF	0.06	2163.00	\$129.78	\$129.78	\$0.00
	First Meter	250.00	1.00	\$250.00	\$250.00	\$0.00
	MECH: FIP	9.50	1.00	\$9.50	\$9.50	\$0.00
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00	\$32.00	\$0.00
	PLUMB: Drain	10.55	13.00	\$137.15	\$137.15	\$0.00
	PLUMB: Water/Heater	13.50	1.00	\$13.50	\$13.50	\$0.00
	State Fee	0.01	2286.26	\$22.96	\$22.96	\$0.00
	Valuation	0	0	\$1,974.33	\$1,974.33	\$0.00
	Voluntary Public Art Initiative	0	0	\$0.00		\$0.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63	\$71.63	\$0.00
	IMP ResMF: Police Services	136.16	1.00	\$136.16	\$136.16	\$0.00
	IMP ResSF: Construction Water	200.00	1.00	\$200.00	\$200.00	\$0.00
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00	\$78.00	\$0.00
	IMP: 3/4" Culinary Water	2651.00	1.00	\$2,651.00	\$2,651.00	\$0.00
Residential/Add/Alter	Admin Override			\$448.78		\$448.78
	BLDG Add/Alter Plan Check	0.35	202.51	\$70.88		\$70.88
	BLDG Add/Alter PME Plan Check	0.15	149.45	\$22.42		\$22.42
	ELEC: Finished SF	0.06	1505.00	\$90.30		\$90.30
	State Fee	0.01	351.96	\$3.52		\$3.52
	Valuation	0	0	\$202.51		\$202.51
	Mechanical	27.50	1.00	\$27.50		\$27.50
	Plumbing	10.55	3.00	\$31.65		\$31.65
Totals				\$7,518.68	\$7,069.80	\$7,518.58

Receipt Summary

Receipt ID	Payment	LOGINID	Type	Paid By	LOGINID	Date Time	
Totals	1430	7069.80	brand:	Credit Card	Arbors/Homes	brand:	9/15/2006



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **738 MYSTIC CREEK WAY W, Apt. (10200 S)**

Project Number: **2006-7566**

Permits: **34522**

Residential New

7/17/2006 12:00:00 AM

Tenant Name: * **ARBOR RESIDENTIAL PROPERTIES LC -**

Tenant Address: **45 W SEGO LILY DR # 301 SANDY UT 84070**

Description: **BLDG 10 UNIT A THE VILLAGE AT RIVERWALK
ROADWAY & PARKS IMPACT FEES WAIVED PER MEMO FROM RICK HORST 7/5/06
BASEMENT FINISH ADDED 5/15/08
RECEIVED LETTER FROM HOMEOWNER ACCEPTING RESPONSIBILITY FOR BASEMENT FINISH ON 6/10/08
C.O. ISSUED 6/10/08**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233022**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **BLDG 10 UNIT A**

Date: **6/10/08**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **736 MYSTIC CREEK WAY W, Apt. (10200 S)**

Project Number: **2006-7567**

Permits: 34573

Residential New

7/17/2006

Contractor Name: * **ARBOR RESIDENTIAL PROPERTIES LC -**

Contractor Address **45 W SEGO LILY DR # 301 SANDY UT 84070**

Description: **BLDG 10 UNIT B THE VILLAGE AT RIVERWALK
ROADWAY & PARKS IMPACT FEES WAIVED PER MEMO FROM RICK HORST 7/5/06
CO ISSUED 10/20/10**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233023**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **BLDG 10 UNIT B**

Date: **10/20/2010**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

Permit #	34573
Project #	2006-7567
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	7/17/2006

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
736 MYSTIC CREEK WAY W, Apt. (10200 S)	2714233023	VILLAGE AT RIVERWALK	BLDG 10 UNIT B

Description of work.

BLDG 10 UNIT B
 VILLAGE @ RIVERWALK/TRIPLEX
 UNFINISHED BASEMENT
 \$2596 PARK IMPACT FEES WAIVED
 \$882 ROADWAY IMPACT FEES WAIVED

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$213,000.00	MF Residential	Type V B	1	False	3299	552

Current Owners	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Contractor	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information		Exp. Date:	
Applicant	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information		Exp. Date:	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$7,075.34	\$7,075.34	\$0.00
	BLDG New Plan Check	0.65	1967.56	\$1,278.91	\$1,278.91	\$0.00
	BLDG New PME Plan Check	0.25	335.24	\$83.81	\$83.81	\$0.00
	ELEC: Finished SF	0.06	2209.00	\$132.54	\$132.54	\$0.00
	First Meter	250.00	1.00	\$250.00	\$250.00	\$0.00
	MECH: FIP	9.50	1.00	\$9.50	\$9.50	\$0.00
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00	\$32.00	\$0.00
	PLUMB: Drain	10.55	14.00	\$147.70	\$147.70	\$0.00
	PLUMB: WaterHeater	13.50	1.00	\$13.50	\$13.50	\$0.00
	State Fee	0.01	2302.80	\$23.03	\$23.03	\$0.00
	Valuation	0	0	\$1,967.56	\$1,967.56	\$0.00
	Voluntary Public Art Initiative	0	0	\$0.00		\$0.00
	IMP: 3/4" Culinary Water	2651.00	1.00	\$2,651.00	\$2,651.00	\$0.00
	IMP ResMF: Police Services	136.16	1.00	\$136.16	\$136.16	\$0.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63	\$71.63	\$0.00
	IMP ResSF: Construction Water	200.00	1.00	\$200.00	\$200.00	\$0.00
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00	\$78.00	\$0.00
Totals				\$7,075.34	\$7,075.34	\$7,075.34

Receipt Summary

	Receipt ID	Payment	LOGINID	Type	Paid By	LOGINID	Date Time
Totals	1431	7075.34	tbrandt	Credit Card	Arbors Homes	tbrandt	9/15/2006

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Mansion Homes Unit B

SOUTH JORDAN CITY

* Date of Application: 5/31/06 Date Work Starts: _____

Receipt No.: 2006-7567 Date Issued: _____ Permit Number: _____

* Proposed Use of Structure: Single Family Dwelling

BUILDING FEE SCHEDULE
 Square Ft. of Building: 2209 Valuation: 213,000

* Bldg. Address: Creek 736 W MYSTIC BROOK WAY

Rough Basement 1090 Building Fees
 Finish Basement Plan Check Fees

* Address Certificate No.: _____ Assessor's Parcel No.: 27142330230000

Garport-sq-ft: 252 Electrical Fees: 2209
 Garage sq. ft.: 552 Plumbing Fees: 14+1

* Lot # 3610 * Block B * Subd. Name & Number: The Village at Riverwalk

Type of Bldg.: 5B Occ. Group: R-3 Mechanical Fees: 2+1
 Subtotal

* Property Location: 736 W MYSTIC BROOK WAY * If metes and bounds see instructions

No. of Bldgs.: 1 R. Value Walls: R/3 Roof: R/30 Water

* Total Property Area - In Acres or Sq. Ft.: 13 per plot recorded w/county Total Bldg. Site Area Used: 1666 Main / 1119 Upper

No. of Stories: 2 No. of Bedrooms: 3 Sewer

* Owner of Property: Arbor Commercial & Residential Phone: _____

No. of Dwellings: 2 Moving or Demo.

* Mailing Address: 45 West 10000 South Suite 301 Sandy, Utah 84070 City - Zip: _____

Type of Construction: Frame Brick Var. Brick Block Concrete Steel
 Max. Occ. Load

* Business Name Address: Arbor Residential Business Lic. No.: 251624

Fire Sprinkler Yes No
Total

* Architect or Engineer: Vector Engineering Phone: 990-1775

Special Approvals: _____ Required: _____ Received: _____ Approved: _____

* General Contractor: Arbor Homes Inc Phone: 561-8594

Board of Adjustment

* Business Address - City - Zip: W 10000 Ste 301 Sandy, UT 84070 * State Lic. No.: 251624 * City/Co. Lic. No.: _____

Health Dept. _____ Fire Dept. _____

* Electrical Contractor: Salt City Electric Phone: 253-9102

Soil Report _____ Water or Well Permit _____

* Business Address - City - Zip: PO Box 1262 Riverton UT 84065 * State Lic. No.: 5245777 * City/Co. Lic. No.: _____

Traffic Engineer _____ Flood Control _____

* Plumbing Contractor: 2 Ton Plumbing Phone: _____

Sewer or Septic Tank _____ City Engineer (off site) _____

* Business Address - City - Zip: 12 S 1950 W West Jordan UT 84084 * State Lic. No.: 4893569 * City/Co. Lic. No.: _____

Gas _____

* Mechanical Contractor: Nebeker Inc Phone: 299-1212

Comments: _____

* Business Address - City - Zip: 1104 N 1600 W Layton UT 84041 * State Lic. No.: 1398038 * City/Co. Lic. No.: _____

Land Use Cert. _____ Electrical Dept. _____

* Previous Usage of Land or Structure (Past 3 yrs.): _____

HiBack C.G. & S. _____ Other _____

* Dwell. Units Now on Lot: _____ * Accessory Bldgs. Now on Lot: _____

Bond Required Yes No Amount: _____

* Type of Improvement/Kind of Const.: Sign Build Remodel Addition Repair Move Convert Use Demolish

This application does not become a permit until signed below.

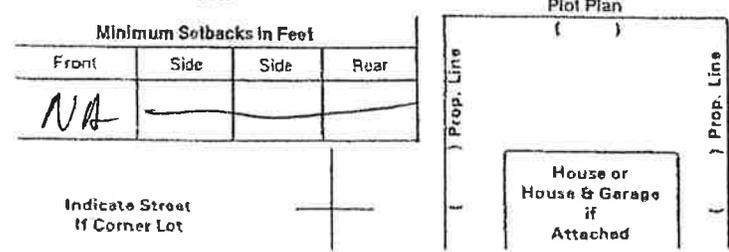
* No. of offstreet parking spaces: _____ Covered: _____ Uncovered: _____

Plan Chk. OK by: Bob M. Hunt Signature of Approval: _____ Date: 6-26-06

SUB-CHECK Zone: RM-4 Zone Approved By: APPROVED

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at any time after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

Disapproved: 7-3-06 Approved: _____ Date: _____ Sub-Ck. By: Bob M. Hunt



* Signature of Contractor or Authorized Agent: _____
 * Signature of Owner (if owner): _____
 DEPT: _____ Census Tract: _____ Traffic Zone: _____ CC: _____



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

Permit #	34574
Project #	2006-7568
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	7/17/2006

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
734 MYSTIC CREEK WAY W, Apt. (10200 S)	2714233024	VILLAGE AT RIVERWALK	BLDG 10 UNIT C

Description of work.
 BLDG 10 UNIT C
 THE VILLAGE @ RIVERWALK/TRIPLEX
 UNFINISHED BASEMENT
 \$2696 PARK IMPACT FEES WAIVED
 \$882 ROADWAY IMPACT FEES WAIVED

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$192,000.00	MF Residential	Type V B	1	False	3670	552

Current Owners	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Contractor	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information	Exp. Date:		
Applicant	Full Street Name	Telephone	Email
* ARBOR RESIDENTIAL PROPERTIES LC -	45 W SEGO LILY DR # 301 SANDY UT 84070	561-8594	
Lic. Information	Exp. Date:		

Fee

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$6,780.70	\$6,780.70	\$0.00
	BLDG New Plan Check	0.65	1825.39	\$1,186.50	\$1,186.50	\$0.00
	BLDG New PME Plan Check	0.25	286.70	\$72.18	\$72.18	\$0.00
	ELEC: Finished SF	0.06	1785.00	\$107.10	\$107.10	\$0.00
	First Meter	250.00	1.00	\$250.00	\$250.00	\$0.00
	MECH: FIP	9.50	1.00	\$9.50	\$9.50	\$0.00
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00	\$32.00	\$0.00
	PLUMB: Drain	10.55	12.00	\$126.60	\$126.60	\$0.00
	PLUMB: WaterHeater	13.60	1.00	\$13.50	\$13.50	\$0.00
	State Fee	0.01	2114.09	\$21.14	\$21.14	\$0.00
	Valuation	0	0	\$1,825.39	\$1,825.39	\$0.00
	Voluntary Public Art Initiative	0	0	\$0.00	\$0.00	\$0.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63	\$71.63	\$0.00
	IMP ResMF: Police Services	136.16	1.00	\$136.16	\$136.16	\$0.00
	IMP ResSF: Construction Water	200.00	1.00	\$200.00	\$200.00	\$0.00
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00	\$78.00	\$0.00
	IMP: 3/4" Culinary Water	2651.00	1.00	\$2,651.00	\$2,651.00	\$0.00
Totals:				\$6,780.70	\$6,780.70	\$6,780.70

Receipt Summary

	Receipt ID	Payment	LOGINID	Type	Paid By	LOGINID	Date Time
Totals:	1432	6780.70	tbrandt	Credit Card	Arbore Homes	tbrandt	9/15/2006

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Mansion Homes Unit C

SOUTH JORDAN CITY

* Date of Application: 5/31/06 Date Work Starts: _____ Receipt No.: 2006-7568 Date Issued: _____ Permit Number: _____

* Proposed Use of Structure: Single Family Dwelling

* Bldg. Address: 738 W MYSTIC BROOK WAY

* Address Certificate No.: _____ Assessor's Parcel No.: 27 14 283624 0000

* Lot #: 10 * Block: C * Subd. Name & Number: The Village at Riverwalk

* Property Location: 738 W MYSTIC BROOK WAY * If metes and bounds see instructions:

* Total Property Area - In Acres or Sq. Ft.: As per plot recorded w/land Total Bldg. Site Area Used: 2361 Main

* Owner of Property: Arbor Commercial & Residential Phone: _____

* Mailing Address: 45 West 10000 South Suite 301 Sandy, Utah 84070 City - Zip: _____

* Business Name Address: Arbor Residential Business Lic. No.: 251624

* Architect or Engineer: Vector Engineering Phone: 990-1775

* General Contractor: Arbor Homes Inc Phone: 561-8594

* Business Address - City - Zip: W 10000 Ste 301 Sandy, UT 84070 * State Lic. No.: 251624 * City/Co. Lic. No.: _____

* Electrical Contractor: Salt City Electric Phone: 253-9102

* Business Address - City - Zip: PO Box 1262 Riverton UT 84065 * State Lic. No.: 5245777 * City/Co. Lic. No.: _____

* Plumbing Contractor: 2 Ton Plumbing Phone: _____

* Business Address - City - Zip: 12 S 1950 W West Jordan UT 84084 * State Lic. No.: 4893569 * City/Co. Lic. No.: _____

* Mechanical Contractor: Nebeker Inc Phone: 299-1212

* Business Address - City - Zip: 1104 N 1600 W Layton UT 84041 * State Lic. No.: 1398038 * City/Co. Lic. No.: _____

* Previous Usage of Land or Structure (Past 3 yrs.): _____

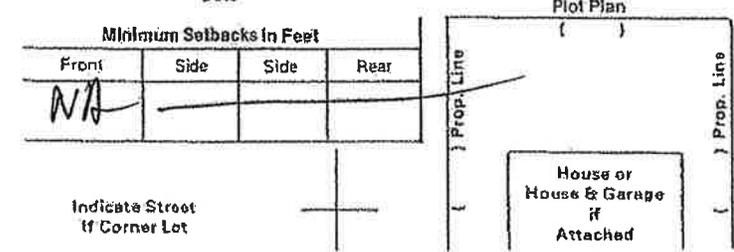
* Dwell. Units Now on Lot: _____ * Assessor's Bldgs. Now on Lot: _____

* Type of Improvement/Kind of Const. Sign Build Remodel Addition Repair Move Convert Use Demolish

* No. of offstreet parking spaces: _____ Covered: _____ Uncovered: _____

SUB-CHECK Zone: RM-4 **APPROVED**

Disapproved: 7-3-06 Approved: _____ Date: _____ Sub-Ck. By: [Signature]



BUILDING FEE SCHEDULE			
Square Ft. of Building	<u>1285</u>	Valuation	<u>192,000</u>
<input type="checkbox"/> Rough Basement	<u>1285</u>	Building Fees	
<input type="checkbox"/> Finish Basement		Plan Check Fees	
Carport sq. ft.	<u>241</u>	Electrical Fees	
Garage sq. ft.	<u>552</u>	Plumbing Fees	
Type of Bldg.	<u>5B</u>	Mechanical Fees	
Occ. Group	<u>R-3</u>	Subtotal	
No. of Bldgs.	<u>1</u>	Water	
No. of Stories	<u>1</u>	Sewer	
No. of Bedrooms	<u>2</u>	Storm Sewer	
No. of Dwellings	<u>3</u>	Moving or Demo.	
Type of Construction	<input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var.	Temporary Conn.	
	<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	Reinspection	
Max. Occ. Load		State Fee	
Fire Sprinkler	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Total	

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

Comments: _____

Land Use Cert. _____
 Electrical Dept. _____
 HiBack C.G. & S. _____
 Other _____
 Bond Required Yes No Amount _____

This application does not become a permit until signed below.

Plan Chg. OK by [Signature]
 Signature of Approval: _____ Date: 6-26-06

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at any time after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* Signature of Contractor or Authorized Agent: _____
 * Signature of Owner (If owner): _____
 CENSUS TRACT: _____ TRAFFIC ZONE: _____ COORDINATE: _____



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **734 MYSTIC CREEK WAY W, Apt. (10200 S)**

Project Number: **2006-7568**

Permits: 34574

Residential New

7/17/2006

Contractor Name: * **ARBOR RESIDENTIAL PROPERTIES LC**

Contractor Address **126 W SEGO LILY DR #275 SANDY UT 84070**

Description: **BLDG 10 UNIT C VILLAGE @ RIVERWALK
ROAD & PARKS IMPACT FEES WAIVED PER MEMO FROM RICK HORST 7/5/06
BASEMENT FINISH SUBMITTED 11/6/07, APPROVED 11/9/07
CO ISSUED 12/20/07**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233067**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **BLDG 10 UNIT C**

Date: **12/20/07**

Approved By:



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordanclty.org>

50J091014003

Permit #	38134
Project #	2009-11104
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	10/14/2008

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10223 S MYSTIC FALLS WAY S, Apt. (710)	1022310223	VILLAGE AT RIVERWALK	UNIT # 22 BLDG 13

Description of work.
 BLDG 13 UNIT 22 VILLAGE @ RIVERWALK TOWNHOMES
 4 PLEX/B UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1652.00	547.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$6,868.52	\$6,868.52	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1822.56	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	301.82	\$0.00	\$75.46	(\$75.46)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1520.74	\$0.00	\$988.48	(\$988.48)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1822.56	\$18.23		\$18.23
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	BLDG New PME Plan Check	0.25	301.82	\$75.46		\$75.46
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1520.74	\$988.48		\$988.48
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$6,868.52	\$6,868.52	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4064

Print Form

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. 11104	Date Issued	Permit Number
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE		
*Bldg. Address 10223 South Mystic Falls Way B-Unit				Square Ft. of Building 11652	Valuation 147,000	
*Address Certificate No.				<input type="checkbox"/> Rough Basement	Building Fees	
Assessors Parcel No.				<input type="checkbox"/> Finish Basement	Plan Check Fees	
*Lot # 22	*Block 13	*Subd. Name & Number Villages at Riverwalk		Porch/Patio 143	Electrical Fees 11652	
*Property Location 10250 South 780 West				Garage sq./ft. 547	Plumbing Fees 1471	
*Total Property Area - In Acres or Sq. Ft.				Type of Bldg. WB	Occ. Group R-3	Mechanical Fees 211
*Owner of Property Villages at Riverwalk/Brad Reynolds				No. of Bldgs. 1	R. Value Walls	Subtotal
*Mailing Address PO Box 17958				No. of Stories 2	Roof R 15 R 5D	Water
*Business Name Address				No. of Bedrooms 3		Sewer
*Architect or Engineer JSA Architects				No. of Dwellings 1		Storm Sewer
*General Contractor Brad Reynolds Construction, Inc.				Type of Construction <input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input checked="" type="checkbox"/> Concrete <input type="checkbox"/> Steel		Moving or Demo.
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117				Max. Occ. Load		Temporary Conn.
*Electrical Contractor TS Electric				Fire Sprinkler <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		Re-inspection
*Plumbing Contractor Cable Plumbing				Special Approvals		State Fee
*Mechanical Contractor Comfort Solutions				Board of Adjustment		Total 16868.52
*Previous Usage of Land or Structure (Past 3 yrs.)				Health Dept.		Required
*Dwell. Units Now on Lot				Fire Dept.		Received
*Assessory Bldgs. Now on Lot				Soil Report		Approved
*Type of Improvement / Kind of Const. <input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish				Water or Well Permit		
*No. of off-street parking spaces: Covered _____ Uncovered _____				Traffic Engineer		
SUB-CHECK				Flood Control		
Zone _____ Zone Approved By _____				Sewer or Septic Tank		
Disapproved _____ Approved _____ Date _____ Sub-Ck. By _____				City Engineer (off site)		
Minimum Setbacks in Feet				Gas		
Front	Side	Side	Rear	Comments: 32nd St. Use Change Permit. Waiver		
				AUG 28 2008		
Plot Plan				Land Use Cert.		
House or House & Garage If Attached				Electrical Dept.		
Indicate Street If Corner Lot				HiBack C.G & S.		
Indicate North				Other		
Note: 24 Hours notice is required for all inspections				Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount _____		
				This application does not become a permit until signed below.		
				PLAN CHK. OK by _____ Date _____		
				Signature of Approval _____ Date _____		
				This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.		
				* _____ Date _____		
				Signature or Contractor or Authorized Agent _____ Date _____		
				* _____ Date _____		
				Signature of Owner (If Owner) _____ Date _____		
				Census Tract	Traffic Zone	Coordinate Ident. No.
				PLANNING DEPT. USE		
				New S.L.U. Code No. _____ Old S.L.U. Code No. _____		
				Certificate of Occupancy		



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10223 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11104**

Permits: 38134

Residential New

10/14/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 13 UNIT 22 VILLAGE AT RIVERWALK (TOWNHOME)
4-PLEX/B UNIT
LANDSCAPE BOND PAID 10/14/08
CO ISSUED 3/10/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **1022310223**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 22 BLDG 13**

Date: *3/10/09*

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1800 W Towne Center Drive
 South Jordan, UT 84065
 801-264-3742
 http://www.southjordancity.org

SOJ090108001

Permit #	38329
Project #	2008-11081
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	1/8/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
718 W MYSTIC BROOK WAY W, Apt. (10240 6)	2714233018	VILLAGE AT RIVERWALK	UNIT 14 BLDG 11

Description of work.
 BLDG 11 UNIT 14 VILLAGE @ RIVERWALK
 3 PLEX/C UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1026.00	653.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17858 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$12,984.94	\$12,984.94	\$0.00
	MECH: FIP	9.60	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.60	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1820.94	\$0.00	\$18.21	(\$18.21)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	Miscellaneous Fees	50.00	1.00	\$0.00	\$50.00	(\$50.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1625.00	\$0.00	\$97.50	(\$97.50)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	First Meter	308.00	1.00	\$0.00	\$308.00	(\$308.00)
	Plan Review	500.00	1.00	\$0.00	\$500.00	(\$500.00)
	IMP ResMF All Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Landscape Bond	1000.00	1.00	\$0.00	\$1,000.00	(\$1,000.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF All: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 1" Culinary Water	5324.00	1.00	\$0.00	\$5,324.00	(\$5,324.00)
	MECH: FIP	9.60	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.60	1.00	\$13.50		\$13.50
	State Fee	0.01	1820.94	\$18.21		\$18.21
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	Miscellaneous Fees	50.00	1.00	\$50.00		\$50.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1625.00	\$97.50		\$97.50
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	First Meter	308.00	1.00	\$308.00		\$308.00
	Plan Review	500.00	1.00	\$500.00		\$500.00
	IMP ResMF All Roadway	882.00	1.00	\$882.00		\$882.00
	Landscape Bond	1000.00	1.00	\$1,000.00		\$1,000.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF All: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 1" Culinary Water	5324.00	1.00	\$5,324.00		\$5,324.00
Totals				\$12,984.94	\$12,984.94	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4041

Print Form

SOUTH JORDAN CITY

*Date of Application: Aug 25, 2008 Date Work Starts: _____ Receipt No.: 11081 Date Issued: _____ Permit Number: _____

*Proposed Use of Structure: Townhomes

*Bldg. Address: 718 West Mystic Brook Way South Jordan, Utah 84095

*Address Certificate No. _____ Assessors Parcel No.: 2714233016

*Lot # 14 Block 11 Subd. Name & Number: Villages at Riverwalk C Unit

*Property Location: 10250 s. 800 w. South Jordan, UT 84095 *If metes and bounds see instructions

*Total Property Area - In Acres or Sq. Ft. _____ Total Bldg. Site Area Used _____

*Owner of Property: Villages at Riverwalk/Brad Reynolds Const. Phone: 801-281-2200

*Mailing Address: PO Box 17958 Salt Lake City 84117 City - Zip: Salt Lake City 84117

*Business Name Address: _____ Business Lic. No.: 13800A

*Architect or Engineer: JSA Architects Phone: 801-733-2500

*General Contractor: Brad Reynolds Construction, Inc. Phone: 801-281-2200

*Business Address - City - Zip: PO Box 17958 Salt Lake City 84117 *State Lic. No.: 249108-5501 *City/Co. Lic. No.: 13800A

*Electrical Contractor: TS Electric Phone: 801-263-0188

*Business Address - City - Zip: 6220 S 300 W Murray 84107 *State Lic. No.: 89249403-5501 *City/Co. Lic. No.:

*Plumbing Contractor: Dave Cable Plumbing Phone: 435-258-2528

*Business Address - City - Zip: 3434 W 6800 S Wellsville 84339 *State Lic. No.: 000035233-2 *City/Co. Lic. No.:

*Mechanical Contractor: Comfort Solutions Phone: 801-393-2206

*Business Address - City - Zip: 2023 Wall Ave. Ogden 84401 *State Lic. No.: 479189-5501 *City/Co. Lic. No.:

*Previous Usage of Land or Structure (Past 3 yrs.): _____

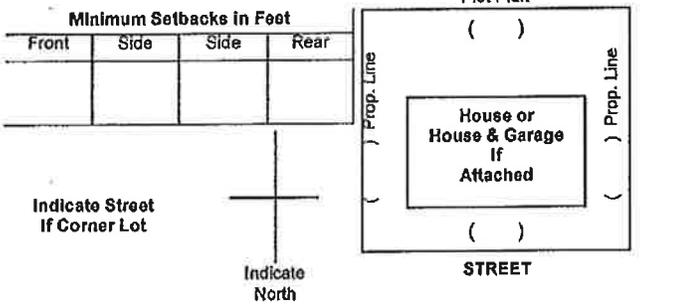
*Dwell. Units Now on Lot _____ *Accessory Bldgs. Now on Lot _____

*Type of Improvement / Kind of Const. Sign Build Remodel Addition
 Repair Move Convert Use Demolish

*No. of off-street parking spaces: Covered _____ Uncovered _____

SUB-CHECK Zone _____ Zone Approved By _____

Disapproved _____ Approved _____ Date _____ Sub-Ck. By _____



Note: 24 Hours notice is required for all inspections

BUILDING FEE SCHEDULE

Square Ft. of Building		Valuation	
<input type="checkbox"/> Rough Basement		Building Fees	
<input type="checkbox"/> Finish Basement		Plan Check Fees	
Carport sq. ft.		Electrical Fees	
Garage sq. ft.		Plumbing Fees	
Type of Bldg.	Occ. Group	Mechanical Fees	
No. of Bldgs.	R. Value Walls Roof	Subtotal	
No. of Stories	R R	Water	
No. of Bedrooms		Sewer	
No. of Dwellings		Storm Sewer	
Type of Construction		Moving or Demo.	
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.		Temporary Conn.	
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Re-inspection	
Max. Occ. Load		State Fee	
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Total	12984.94

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

Comments: _____

AUG 25 2008

Land Use Cert. _____
 Electrical Dept. _____
 HiBack C.G & S. _____
 Other _____

Bond Required Yes No Amount _____

This application does not become a permit until signed below.

Plan Chk. OK by _____ Date _____

Signature of Approval _____ Date _____

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* _____ Signature or Contractor or Authorized Agent Date _____

* _____ Signature of Owner (If Owner) Date _____

PLANNING DEPT. USE	Census Tract	Traffic Zone	Coordinate Ident. No.
	New S.L.U. Code No.		Old S.L.U. Code No.

Certificate of Occupancy _____



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **718 W MYSTIC BROOK WAY W, Apt. (10240 S)**

Project Number: **2008-11081**

Permits: **38329**

Residential New

1/8/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 11 UNIT 14 VILLAGE AT RIVERWALK
(TOWNHOME) 3-PLEX/C UNIT
LANDSCAPE BOND PAID ON THIS UNIT FOR ENTIRE 3 PLEX 1/8/09
CO ISSUED 4/24/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233016**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT 14 BLDG 11**

Date: **4/24/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

SOJ090108002



City of South Jordan

Building Division

1500 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

Permit #	38330
Project #	2008-11083
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	1/8/2009

Construction Permit

Address Full Street Name	Assessor Parcel No.	Tract Parcel Map Number	Lot Number
716 W MYSTIC BROOK WAY W, Apt. (10240)	2714233017	VILLAGE AT RIVERWALK	UNIT 15 BLDG 11

Description of work.
 BLDG 11 UNIT 15 VILLAGE @ RIVERWALK
 3 PLEX/B UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1652.00	547.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Ltc. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Ltc. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
				\$5,804.58	\$5,804.58	\$0.00
Building						
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHealer	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	Slate Fee	0.01	1822.56	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	138.16	1.00	\$0.00	\$138.16	(\$138.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	MECH: FIP	13.50	1.00	\$13.50		\$13.50
	PLUMB: WaterHealer	13.50	1.00	\$13.50		\$13.50
	Slate Fee	0.01	1822.56	\$18.23		\$18.23
	Slate Fee	16.00	2.00	\$32.00		\$32.00
	MECH: Furnace/Air Conditioner	71.63	1.00	\$71.63		\$71.63
	IMP ResMF: Fire Services	78.00	1.00	\$78.00		\$78.00
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	138.16	1.00	\$138.16		\$138.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResSF: Construction Water	882.00	1.00	\$882.00		\$882.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	Valuation	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,804.58	\$5,804.58	\$0.00



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **716 W MYSTIC BROOK WAY W, Apt. (10240)**

Project Number: **2008-11083**

Permits: **38330**

Residential New

1/8/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 11 UNIT 15 VILLAGE AT RIVERWALK
(TOWNHOME) 3-PLEX/B UNIT
LANDSCAPE BOND PAID 1/8/09
C.O. ISSUED 4/21/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233017**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT 15 BLDG 11**

Date: **4/21/09**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

501090108003

Permit #	38331
Project #	2008-11084
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	1/8/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
714 W MYSTIC BROOK WAY W, Apt. (10240)	2714233018	VILLAGE AT RIVERWALK	UNIT 16 BLDG 11

Description of work.

BLDG 11 UNIT 16 VILLAGE @ RIVERWALK
 3 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$146,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
------------------	--------	-----------------------

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
------------------	--------	-----------------------

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,790.05	\$5,790.05	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1808.18	\$18.08		\$18.08
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,507.20		\$1,507.20
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,790.05	\$5,790.05	\$0.00

BUILDING PERMIT APPLICATION

Print Form

BECOMES PERMIT WHEN SIGNED

Plan # 4044

SOUTH JORDAN CITY

*Date of Application Aug 25, 2008		Date Work Starts		Receipt No. 11084		Date Issued		Permit Number	
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE					
*Bldg. Address 714 West Mystic Brook Way South Jordan, Utah 84095				Square Ft. of Building		Valuation			
*Address Certificate No.				<input type="checkbox"/> Rough Basement		Building Fees			
Assessors Parcel No. 2714233018				<input type="checkbox"/> Finish Basement		Plan Check Fees			
*Lot # 16		*Block 11		*Subd. Name & Number Villages at Riverwalk A unit		Carport sq. ft.		Electrical Fees	
*Property Location 10250 s. 800 w. South Jordan, UT 84095				<input type="checkbox"/> *If metes and bounds see instructions		Garage sq. ft.		Plumbing Fees	
*Total Property Area - In Acres or Sq. Ft.				Total Bldg. Site Area Used		Type of Bldg.		Mechanical Fees	
*Owner of Property Villages at Riverwalk/Brad Reynolds Const.				Phone 801-281-2200		No. of Bldgs.		Subtotal	
*Mailing Address PO Box 17958				City - Zip Salt Lake City 84117		R. Value Walls Roof		Water	
*Business Name Address				Business Lic. No. 13800A		No. of Stories		Sewer	
*Architect or Engineer JSA Architects				Phone 801-733-2500		No. of Bedrooms		Storm Sewer	
*General Contractor Brad Reynolds Construction, Inc.				Phone 801-281-2200		No. of Dwellings		Moving or Demo.	
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117				*State Lic. No. 249108-5501		*City/Co. Lic. No. 13800A		Temporary Conn.	
*Electrical Contractor TS Electric				Phone 801-263-0188		Type of Construction <input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Re-inspection	
*Business Address - City - Zip 6220 S 300 W Murray 84107				*State Lic. No. 89249403-5501		*City/Co. Lic. No.		State Fee	
*Plumbing Contractor Dave Cable Plumbing				Phone 435-258-2528		Max. Occ. Load		Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	
*Business Address - City - Zip 3434 W 6800 S Wellsville 84339				*State Lic. No. 000035233-2		*City/Co. Lic. No.		Total 5190.05	
*Mechanical Contractor Comfort Solutions				Phone 801-393-2206		Special Approvals		Required Received Approved	
*Business Address - City - Zip 2023 Wall Ave. Ogden 84401				*State Lic. No. 479189-5501		*City/Co. Lic. No.		Board of Adjustment	
*Previous Usage of Land or Structure (Past 3 yrs.)								Health Dept.	
*Dwell. Units Now on Lot				*Assessory Bldgs. Now on Lot				Fire Dept.	
*Type of Improvement / Kind of Const. <input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish								Soil Report	
*No. of off-street parking spaces: Covered Uncovered								Water or Well Permit	
SUB-CHECK				Zone		Zone Approved By		Traffic Engineer	
Disapproved				Date		Sub-Ck. By		Flood Control	
Approved								Sewer or Septic Tank	
Minimum Setbacks In Feet				Front		Side		Rear	
Plot Plan				House or House & Garage if Attached		STREET		City Engineer (off site)	
Indicate Street If Corner Lot				Indicate North				Gas	
Note: 24 Hours notice is required for all inspections								Comments: South Jordan Bldg. Dept AUG 25 2008	
								Land Use Cert.	
								Electrical Dept.	
								HiBack C.G & S.	
								Other	
								Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount	
								This application does not become a permit until signed below.	
								Plan Chk. OK by	
								Signature of Approval	
								Date	
								This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.	
								* Signature or Contractor or Authorized Agent	
								Date	
								* Signature of Owner (if Owner)	
								Date	
				Census Tract		Traffic Zone		Coordinate Ident. No.	
				New S.L.U. Code No.		Old S.L.U. Code No.			
								Certificate of Occupancy	



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **714 W MYSTIC BROOK WAY W, Apt. (10240)**

Project Number: **2008-11084**

Permits: 38331

Residential New

1/8/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 11 UNIT 16 VILLAGE AT RIVERWALK
(TOWNHOME) 3-PLEX/A UNIT
LANDSCAPE BOND PAID 1/8/2009
\$100 CURB DAMAGE BOND PAID 4/15/09
C.O. ISSUED 4/17/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233018**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT 16 BLDG 11**

Date: **4/17/09**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
South Jordan, UT 84065
801-254-3742
http://www.southjordanclty.org

SOJ091203002

Table with permit details: Permit # 38262, Project # 2008-11415, Permit Cat. Building Permit, Permit Type Residential New, Issue Date 12/3/2008

Construction Permit

Table with address and parcel information: Address Full Street Name 720 MYSTIC BROOK WAY W, Apt. (10240 S), Assesors Parcel No. 2714233015, Tract Parcel Map Number VILLAGE @ RIVERWALK, Lot Number BLDG 12 UNIT 17

Description of work.

BLDG 12 UNIT 17 VILLAGE @ RIVERWALK
3 PLEX/C UNIT

Table with building statistics: Building Value \$147,000.00, Occupancy MF Residential, Construction Type V B, Units 1, Sprinkler False, Square Feet 1625.00, Garage Sq. Ft. 553.00

Table with contact information for Current Owners, Contractor, Lic. Information, and Applicant, including full street names, telephone numbers, and email addresses.

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$13,648.47	\$13,648.47	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1820.94	\$0.00	\$18.21	(\$18.21)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	Miscellaneous Fees	50.00	1.00	\$0.00	\$50.00	(\$50.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	300.20	\$0.00	\$75.05	(\$75.05)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1625.00	\$0.00	\$97.50	(\$97.50)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	First Meter	308.00	1.00	\$0.00	\$308.00	(\$308.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1520.74	\$0.00	\$988.48	(\$988.48)
	Landscape Bond	1000.00	1.00	\$0.00	\$1,000.00	(\$1,000.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 1" Culinary Water	5324.00	1.00	\$0.00	\$5,324.00	(\$5,324.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1820.94	\$18.21		\$18.21
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	Miscellaneous Fees	50.00	1.00	\$50.00		\$50.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	BLDG New PME Plan Check	0.25	300.20	\$75.05		\$75.05
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1625.00	\$97.50		\$97.50
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	First Meter	308.00	1.00	\$308.00		\$308.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1520.74	\$988.48		\$988.48
	Landscape Bond	1000.00	1.00	\$1,000.00		\$1,000.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 1" Culinary Water	5324.00	1.00	\$5,324.00		\$5,324.00
Totals				\$13,648.47	\$13,648.47	\$0.00

Receipt Summary

Receipt ID	Payment	Type	Paid By	LOGINID	Date Time
4973	\$988.48	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$75.05	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$97.50	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$308.00	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$882.00	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$2,596.00	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$71.63	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$136.16	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$200.00	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$78.00	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$5,324.00	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$1,000.00	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$9.50	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$32.00	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$50.00	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$147.70	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$13.50	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$18.21	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
4973	\$1,520.74	Credit Card	BRAD RENOLDS	alund-blx	12/3/2008 1:16 PM
Totals	\$13,648.47				

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan 4354

SOUTH JORDAN CITY

*Date of Application _____ Date Work Starts _____

*Proposed Use of Structure: 3 plex townhome

*Bldg. Address: 720 W Mystic Brook Way

*Address Certificate No. C Unit Assessors Parcel No. 2714233015

*Lot # 17 *Block 12 *Subd. Name & Number Village @ Riverwalk

*Property Location *If metes and bounds see Instructions

*Total Property Area - In Acres or Sq. Ft. _____ Total Bldg. Site Area Used _____

*Owner of Property _____ Phone _____

*Mailing Address _____ City - Zip _____

*Business Name Address _____ Business Lic. No. _____

*Architect or Engineer _____ Phone _____

*General Contractor Brad Reynolds Const. Phone _____

*Business Address - City - Zip _____ *State Lic. No. _____ *City/Co. Lic. No. _____

*Electrical Contractor _____ Phone _____

*Business Address - City - Zip _____ *State Lic. No. _____ *City/Co. Lic. No. _____

*Plumbing Contractor _____ Phone _____

*Business Address - City - Zip _____ *State Lic. No. _____ *City/Co. Lic. No. _____

*Mechanical Contractor _____ Phone _____

*Business Address - City - Zip _____ *State Lic. No. _____ *City/Co. Lic. No. _____

*Previous Usage of Land or Structure (Past 3 yrs.) _____

*Dwell. Units Now on Lot _____ *Assessory Bldgs. Now on Lot _____

*Type of Improvement / Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

*No. of off-street parking spaces:
 Covered _____ Uncovered _____

BUILDING FEE SCHEDULE			
Square Ft. of Building	<u>11,625</u>	Valuation	<u>147,000</u>
<input type="checkbox"/> Rough Basement		Building Fees	
<input type="checkbox"/> Finish Basement		Plan Check Fees	
Support sq. ft. <u>Porch 255</u>		Electrical Fees	<u>11,625</u>
Garage sq. ft. <u>553</u>		Plumbing Fees	<u>1471</u>
Type of Bldg. <u>VB</u>	Occ. Group <u>R-3</u>	Mechanical Fees	<u>271</u>
No. of Bldgs. <u>1</u>	R. Value <u>15</u>	Subtotal	
No. of Stories <u>2</u>	Roof <u>RS</u>	Water	
No. of Bedrooms <u>3</u>		Sewer	
No. of Dwellings <u>1</u>		Storm Sewer	
Type of Construction		Moving or Demo.	
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.		Temporary Conn.	
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Re-Inspection	
Max. Occ. Load		State Fee	
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Total	<u>13,547.47</u>

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

Comments: _____

Land Use Cert. _____

Electrical Dept. _____

HiBack C.G & S. _____

Other _____

Bond Required Yes No Amount _____

This application does not become a permit until signed below.

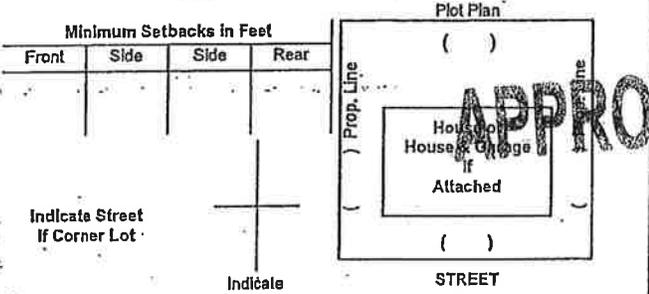
Plan Chk. OK by [Signature] Date 12/1/2008

Signature of Approval _____ Date _____

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

SUB-CHECK Zone I-F Zone Approved By [Signature]

Disapproved _____ Approved 12-03-08 Date Sub-Ck. By [Signature]



Note: 24 Hours notice is required for all inspections

*Signature of Contractor or Authorized Agent _____ Date _____

Signature of Owner (If Owner) _____ Date _____

Census Tract _____ Traffic Zone _____ Coordinate Ident. No. _____

New S.L.U. Code No. _____ Old S.L.U. Code No. _____

Certificate of Occupancy _____



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **720 MYSTIC BROOK WAY W, Apt. (10240 S)**

Project Number: **2008-11415**

Permits: 38252

Residential New

12/3/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 12 UNIT 17 VILLAGE @ RIVERWALK TOWNHOMES
3 PLEX/C UNIT
LANDSCAPE BOND PAID ON THIS UNIT FOR ENTIRE 3 PLEX
CO ISSUED 4/2/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233015**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 12 UNIT 17**

Date: **4/2/09**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

SOJ081203004

Permit #	38253
Project #	2008-11417
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	12/3/2008

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
722 MYSTIC BROOK WAY W, Apt. (10240 S)	2714233014	VILLAGE @ RIVERWALK	BLDG 12 UNIT 18

Description of work.

BLDG 12 UNIT 18 VILLAGE @ RIVERWALK
 3 PLEX/B UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Foot	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1652.00	547.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
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Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
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Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$6,868.52	\$6,868.52	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1822.56	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	301.82	\$0.00	\$75.46	(\$75.46)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1520.74	\$0.00	\$988.48	(\$988.48)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1822.56	\$18.23		\$18.23
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	BLDG New PME Plan Check	0.25	301.82	\$75.46		\$75.46
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1520.74	\$988.48		\$988.48
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$6,868.52	\$6,868.52	\$0.00

**BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED**

Plan 4257

SOUTH JORDAN CITY

*Date of Application		Date Work Starts		Receipt No. <i>11417</i>	Date Issued	Permit Number <i>38253</i>								
*Proposed Use of Structure <i>5 plex townhome</i>				BUILDING FEE SCHEDULE										
*Bldg. Address <i>722 W. Mystic Brook Way</i>				Square Ft. of Building <i>1652</i>	Valuation <i>147,000</i>									
*Address Certificate No. <i>B Unit</i>		Assessors Parcel No. <i>2714233014</i>		<input type="checkbox"/> Rough Basement	Building Fees									
*Lot # <i>18</i>		*Subd. Name & Number <i>12 Village @ Riverwalk</i>		<input type="checkbox"/> Finish Basement	Plan Check Fees									
*Property Location				<i>Porches</i> <i>143</i>	Electrical Fees <i>1652</i>									
<input type="checkbox"/> *If meles and bounds see Instructions				Garage sq. ft. <i>547</i>	Plumbing Fees <i>141</i>									
*Total Property Area - In Acres or Sq. Ft.				Type of Bldg. <i>VB</i>	Mechanical Fees <i>2+1</i>									
*Owner of Property				No. of Bldgs. <i>1</i>	Subtotal									
*Mailing Address				No. of Stories <i>2</i>	Water									
*Business Name Address				No. of Bedrooms <i>3</i>	Sewer									
*Architect or Engineer				No. of Dwellings <i>1</i>	Storm Sewer									
*General Contractor <i>Brad Reynolds Const.</i>				Type of Construction <input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input checked="" type="checkbox"/> Concrete <input type="checkbox"/> Steel	Moving or Demo.									
*Business Address - City - Zip				Max. Occ. Load	Temporary Conn.									
*Electrical Contractor				Fire Sprinkler <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Re-Inspection									
*Business Address - City - Zip				Total <i>6868.52</i>										
*Plumbing Contractor				Special Approvals										
*Business Address - City - Zip				Required										
*Mechanical Contractor				Received										
*Business Address - City - Zip				Approved										
*Previous Usage of Land or Structure (Past 3 yrs.)				Board of Adjustment										
*Dwell. Units Now on Lot				Health Dept.										
*Assessory Bldgs. Now on Lot				Fire Dept.										
*Type of Improvement / Kind of Const.				Soil Report										
<input type="checkbox"/> Sign <input type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish				Water or Well Permit										
*No. of off-street parking spaces:				Traffic Engineer										
Covered				Flood Control										
Uncovered				Sewer or Septic Tank										
SUB-CHECK				City Engineer (off site)										
Zone <i>I-F</i>				Gas										
Zone Approved By <i>J. Hansen</i>				Comments:										
Disapproved				Land Use Cert.										
Approved <i>12-03-08</i>				Electrical Dept.										
Date				HIBack C.G & S.										
Sub-Ck. By <i>J. Hansen</i>				Other										
Minimum Setbacks in Feet				Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount										
Front				This application does not become a permit until signed below.										
Side				Plan Chk. OK by <i>Ken Buck</i> <i>12/1/2008</i>										
Side				Signature of Approval <i>Ken Buck</i> <i>12/1/2008</i>										
Rear				Date										
Plot Plan				This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.										
<table border="1"> <tr> <td>Front</td> <td>Side</td> <td>Side</td> <td>Rear</td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </table>				Front	Side	Side	Rear					*Signature of Contractor or Authorized Agent		
Front	Side	Side	Rear											
				Date										
Indicate Street If Corner Lot				*Signature of Owner (If Owner)										
Indicate North				Date										
Note: 24 Hours notice is required for all inspections				Census Tract										
				Traffic Zone										
				Coordinate Ident. No.										
				New S.L.U. Code No.										
				Old S.L.U. Code No.										
				Certificate of Occupancy										



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **722 MYSTIC BROOK WAY W, Apt. (10240 S)**

Project Number: **2008-11417**

Permits: 38253

Residential New

12/3/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 12 UNIT 18 VILLAGE @ RIVERWALK TOWNHOMES
3 PLEX/B UNIT
LANDSCAPE BOND PAID ON ENTIRE BLDG 11/14/08
CO ISSUED 4/13/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233014**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 12 UNIT 18**

Date: *4/13/09*

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

SOJ081203005

Permit #	38254
Project #	2008-11420
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	12/3/2008

Construction Permit

Address Full Street Name	Assessor's Parcel No.	Tract Parcel Map Number	Lot Number
724 MYSTIC BROOK WAY W, Apt. (10240 S)	2714233013	VILLAGE @ RIVERWALK	BLDG 12 UNIT 19

Description of work.

BLDG 12 UNIT 19 VILLAGE @ RIVERWALK
 3 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$6,844.98	\$6,844.98	\$0.00
	MECH: FIP	9.60	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	300.98	\$0.00	\$75.25	(\$75.25)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1507.20	\$0.00	\$979.68	(\$979.68)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.60	1.00	\$9.60		\$9.60
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1808.18	\$18.08		\$18.08
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	BLDG New PME Plan Check	0.25	300.98	\$75.25		\$75.25
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1507.20	\$979.68		\$979.68
	Valuation	0.00	0.00	\$1,507.20		\$1,507.20
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$8,844.98	\$6,844.98	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan 4358

SOUTH JORDAN CITY

*Date of Application		Date Work Starts		Receipt No. 11420		Date Issued		Permit Number	
*Proposed Use of Structure 3 plex townhomes				BUILDING FEE SCHEDULE					
*Bldg. Address 724 W. Mystic Brook Way				Square Ft. of Building 11638		Valuation 145,000			
*Address Certificate No. 4 unit				Assessors Parcel No. 2714233013		<input type="checkbox"/> Rough Basement		Building Fees	
*Lot # *Block *Subd. Name & Number 10 12 Village @ Riverwalk				Garage sq. ft. 471		<input type="checkbox"/> Finish Basement		Plan Check Fees	
*Property Location				Type of Bldg. VB		Occ. Group R-3		Electrical Fees 11638	
*Total Property Area - In Acres or Sq. Ft.				No. of Bldgs. 1		R. Value Walls Roof		Plumbing Fees 1441	
*Owner of Property				No. of Stories 2		R 15 R 50		Mechanical Fees 241	
*Mailing Address				No. of Bedrooms 3				Subtotal	
*Business Name Address				No. of Dwellings 1				Water	
*Architect or Engineer				Type of Construction <input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input checked="" type="checkbox"/> Concrete <input type="checkbox"/> Steel				Sewer	
*General Contractor Brad Reynolds Const.				Max. Occ. Load				Storm Sewer	
*Business Address - City - Zip				Fire Sprinkler <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No				Moving or Demo.	
*Electrical Contractor				Special Approvals		Required		Received	
*Business Address - City - Zip				Board of Adjustment				Approved	
*Plumbing Contractor				Health Dept.					
*Business Address - City - Zip				Fire Dept.					
*Mechanical Contractor				Soil Report					
*Business Address - City - Zip				Water or Well Permit					
*Previous Usage of Land or Structure (Past 3 yrs.)				Traffic Engineer					
*Dwell. Units Now on Lot				Flood Control					
*Assessory Bldgs. Now on Lot				Sewer or Septic Tank					
*Type of Improvement / Kind of Const.				City Engineer (off site)					
<input type="checkbox"/> Sign <input type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish				Gas					
*No. of off-street parking spaces:				Comments:					
Covered _____ Uncovered _____				Land Use Cert.					
SUB-CHECK Zone I-F Zone Approved By [Signature]				Electrical Dept.					
Disapproved _____ Approved 12-03-08 Date Sub-Ck. By [Signature]				HiBack C.G & S.					
Minimum Setbacks In Feet				Other					
Front	Side	Side	Rear	Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount					
				This application does not become a permit until signed below.					
Plot Plan				Plan Chk. OK by [Signature]		Date 12/1/2008			
ATTACHED				Signature of Approval		Date			
STREET				This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.					
Indicate Street If Corner Lot				*Signature of Contractor or Authorized Agent		Date			
Indicate North				*Signature of Owner (if Owner)		Date			
Note: 24 Hours notice is required for all inspections				Census Tract		Traffic Zone		Coordinate Ident. No.	
				New S.L.U. Code No.		Old S.L.U. Code No.			
				PLANNING DEPT. USE		Certificate of Occupancy			



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **724 MYSTIC BROOK WAY W, Apt. (10240 S)**

Project Number: **2008-11420**

Permits: 38254

Residential New

12/3/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 12 UNIT 19 VILLAGE @ RIVERWALK TOWNHOMES
3 PLEX/A UNIT
LANDSCAPE BOND PAID 12/3/08
CO ISSUED 4/13/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233013**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 12 UNIT 19**

Date: **4/13/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

S0J081014001



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

Permit #	38132
Project #	2008-11102
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	10/14/2008

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10227 S MYSTIC FALLS WAY S, Apt. (710)	2714233008	VILLAGE AT RIVERWALK	UNIT 20 BLDG 13

Description of work.

BLDG 13 UNIT 20 VILLAGE @ RIVERWALK
 4 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$13,468.98	\$13,468.98	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	Miscellaneous Fees	50.00	1.00	\$0.00	\$50.00	(\$50.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	300.98	\$0.00	\$75.25	(\$75.25)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	First Meter	250.00	1.00	\$0.00	\$250.00	(\$250.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1507.20	\$0.00	\$979.68	(\$979.68)
	Landscape Bond	1000.00	1.00	\$0.00	\$1,000.00	(\$1,000.00)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 1" Culinary Water	5324.00	1.00	\$0.00	\$5,324.00	(\$5,324.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1808.18	\$18.08		\$18.08
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	Miscellaneous Fees	50.00	1.00	\$50.00		\$50.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	BLDG New PME Plan Check	0.25	300.98	\$75.25		\$75.25
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	First Meter	250.00	1.00	\$250.00		\$250.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1507.20	\$979.68		\$979.68
	Landscape Bond	1000.00	1.00	\$1,000.00		\$1,000.00
	Valuation	0.00	0.00	\$1,507.20		\$1,507.20
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 1" Culinary Water	5324.00	1.00	\$5,324.00		\$5,324.00
Totals				\$13,468.98	\$13,468.98	\$0.00

Receipt Summary

Receipt ID	Payment	Type	Paid By	LOGINID	Date Time
4809	\$979.68	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$75.25	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$98.28	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$250.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$882.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$2,596.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$71.63	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$136.16	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$200.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$78.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$5,324.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$1,000.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$9.50	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$32.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$50.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$147.70	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$13.50	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$18.08	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$1,507.20	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
Totals	\$13,468.98				

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Print Form

Plan # 4062

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. 11102		Date Issued		Permit Number	
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE					
*Bldg. Address 10227 South Mystic Falls Way				Square Ft. of Building 1638		Valuation 145,000			
*Address Certificate No. 2714233008				<input type="checkbox"/> Rough Basement		Building Fees			
*Lot # 20 *Block 13 *Subd. Name & Number Villages at Riverwalk				<input type="checkbox"/> Finish Basement		Plan Check Fees			
*Property Location 10250 South 780 West				Porch/Patio - 182		Electrical Fees 1138			
*Total Property Area - In Acres or Sq. Ft.				Garage sq. ft. 471		Plumbing Fees 1411			
*Owner of Property Villages at Riverwalk/Brad Reynolds				Type of Bldg. VB		Mechanical Fees 211			
*Mailing Address PO Box 17958				No. of Bldgs. 1		Subtotal			
*Business Name Address				No. of Stories 2		Water			
*Architect or Engineer JSA Architects				No. of Bedrooms 3		Sewer			
*General Contractor Brad Reynolds Construction, Inc.				No. of Dwellings 1		Storm Sewer			
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117				Type of Construction <input checked="" type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input checked="" type="checkbox"/> Concrete <input type="checkbox"/> Steel		Moving or Demo.			
*Electrical Contractor TS Electric				R. Value Walls 15 R. 50		Temporary Conn.			
*Plumbing Contractor Cable Plumbing				Max. Occ. Load		Re-inspection			
*Mechanical Contractor Comfort Solutions				Fire Sprinkler <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		State Fee			
*Previous Usage of Land or Structure (Past 3 yrs.)				Special Approvals		Total 13,468.98			
*Dwell. Units Now on Lot				Board of Adjustment		Required			
*Type of Improvement / Kind of Const. <input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish				Health Dept.		Received			
*No. of off-street parking spaces: Covered _____ Uncovered _____				Fire Dept.		Approved			
SUB-CHECK Zone Zone Approved By				Soil Report					
Disapproved _____ Approved _____ Date _____ Sub-Ck. By _____				Water or Well Permit					
Minimum Setbacks in Feet				Traffic Engineer					
Front Side Side Rear				Flood Control					
Plot Plan				Sewer or Septic Tank					
House or House & Garage If Attached				City Engineer (off site)					
Indicate Street If Corner Lot				Gas					
Indicate North				Comments: SOUTH JORDAN CITY, UT					
Note: 24 Hours notice is required for all inspections				Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount					
				This application does not become a permit until signed below.					
				Plan Chk. OK by _____					
				Signature of Approval _____		Date 10/10/2008			
				This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.					
				Signature or Contractor or Authorized Agent _____		Date _____			
				Signature of Owner (if Owner) _____		Date _____			
				Census Tract _____		Traffic Zone _____		Coordinate Ident. No. _____	
				New S.L.U. Code No. _____		Old S.L.U. Code No. _____			
				Certificate of Occupancy _____					



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10227 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11102**

Permits: 38132

Residential New

10/14/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 13 UNIT 20 VILLAGE AT RIVERWALK (TOWNHOME)
4-PLEX/A UNIT
LANDSCAPE BOND PAID 10/14/08 ON THIS UNIT FOR ENTIRE 4 PLEX
CO ISSUED 3/6/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233008**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT 20 BLDG 13**

Date: **3/9/09**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

SOJU81U1400C



City of South Jordan
Building Division
 1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

Permit #	38133
Project #	2008-11103
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	10/14/2008

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10225 S MYSTIC FALLS WAY S, Apt. (710)	2714233007	VILLAGE AT RIVERWALK	UNIT # 21 BLDG 13

Description of work.
 BLDG 13 UNIT 21 VILLAGE @ RIVERWALK TOWNHOMES
 4 PLEX/D UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$135,000.00	MF Residential	Type V B	1	False	1537.00	400.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	Exp. Date
249108	11/30/2009

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	Exp. Date
249108	11/30/2009

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$12,298.96	\$12,298.96	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1734.42	\$0.00	\$17.34	(\$17.34)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	294.92	\$0.00	\$73.73	(\$73.73)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1537.00	\$0.00	\$92.22	(\$92.22)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	First Meter	250.00	1.00	\$0.00	\$250.00	(\$250.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1439.50	\$0.00	\$935.68	(\$935.68)
	Valuation	0.00	0.00	\$0.00	\$1,439.50	(\$1,439.50)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 1" Cullinary Water	5324.00	1.00	\$0.00	\$5,324.00	(\$5,324.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1734.42	\$17.34		\$17.34
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	BLDG New PME Plan Check	0.25	294.92	\$73.73		\$73.73
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1537.00	\$92.22		\$92.22
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	First Meter	250.00	1.00	\$250.00		\$250.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1439.50	\$935.68		\$935.68
	Valuation	0.00	0.00	\$1,439.50		\$1,439.50
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 1" Cullinary Water	5324.00	1.00	\$5,324.00		\$5,324.00
Totals				\$12,298.96	\$12,298.96	\$0.00



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10225 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11103**

Permits: 38133

Residential New

10/14/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 13 UNIT 21 VILLAGE AT RIVERWALK (TOWNHOME)
4-PLEX/D UNIT
LANDSCAPE BOND PAID 10/14/08
CO ISSUED 3/9/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233007**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 21 BLDG 13**

Date: **3/9/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

SOJ081014004



City of South Jordan
Building Division
 1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

Permit #	38135
Project #	2008-11105
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	10/14/2008

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10221 S MYSTIC FALLS WAY S, Apt. (710)	1022110221	VILLAGE AT RIVERWALK	UNIT # 23 BLDG 13

Description of work.
 BLDG 13 UNIT 23 VILLAGE @ RIVERWALK TOWNHOMES
 4 PLEX/C UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1625.00	553.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$6,866.47	\$6,866.47	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1820.94	\$0.00	\$18.21	(\$18.21)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	300.20	\$0.00	\$75.05	(\$75.05)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1625.00	\$0.00	\$97.50	(\$97.50)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1520.74	\$0.00	\$988.48	(\$988.48)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1820.94	\$18.21		\$18.21
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	BLDG New PME Plan Check	0.25	300.20	\$75.05		\$75.05
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1625.00	\$97.50		\$97.50
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1520.74	\$988.48		\$988.48
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$6,866.47	\$6,866.47	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 44065

Print Form

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. 11105		Date Issued		Permit Number	
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE					
*Bldg. Address 10221 South Mystic Falls Way				Square Ft. of Building 1625		Valuation 147,000			
*Address Certificate No. Assessors Parcel No. C-Unit				<input type="checkbox"/> Rough Basement		Building Fees			
				<input type="checkbox"/> Finish Basement		Plan Check Fees			
				Porch/Patio 255		Electrical Fees 1625			
*Lot # *Block *Subd. Name & Number				Garage sq. ft. 553		Plumbing Fees 1471			
23 13 Villages at Riverwalk				Type of Bldg. 1B Occ. Group R-3		Mechanical Fees 241			
*Property Location 10250 South 780 West				<input type="checkbox"/> If metes and bounds see instructions		Subtotal			
*Total Property Area - In Acres or Sq. Ft.				Total Bldg. Site Area Used		Water			
				No. of Bldgs. 1		Sewer			
				No. of Stories 2		Storm Sewer			
				No. of Bedrooms 3		Moving or Demo.			
				No. of Dwellings 1		Temporary Conn.			
*Owner of Property Villages at Riverwalk/Brad Reynolds				Phone 801-281-2200		Re-inspection			
*Mailing Address PO Box 17958				City - Zip Salt Lake City 84117		State Fee			
*Business Name Address				Business Lic. No. 249108-5501		Total 68860.47			
*Architect or Engineer JSA Architects				Phone 801-733-2500		Fire Sprinkler <input type="checkbox"/> Yes <input checked="" type="checkbox"/> NO			
*General Contractor Brad Reynolds Construction, Inc.				Phone 801-281-2200		Special Approvals			
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117				*State Lic. No. 249108-5501		*City/Co. Lic. No. 13800A		Required	
*Electrical Contractor TS Electric				Phone 801-263-0188		Received			
*Business Address - City - Zip 6220 South 300 West Murray, UT 84107				*State Lic. No. 89249403-5501		*City/Co. Lic. No.		Approved	
*Plumbing Contractor Cable Plumbing				Phone 435-258-2528		Board of Adjustment			
*Business Address - City - Zip 3434 West 6800 South Wellsville 84339				*State Lic. No. 000035233-2		*City/Co. Lic. No.		Health Dept.	
*Mechanical Contractor Comfort Solutions				Phone 801-393-2205		Fire Dept.			
*Business Address - City - Zip 2023 Wall Avenue Ogden 84401				*State Lic. No. 479189-5501		*City/Co. Lic. No.		Soll Report	
*Previous Usage of Land or Structure (Past 3 yrs.)						Water or Well Permit			
*Dwell. Units Now on Lot				*Assessory Bldgs. Now on Lot		Traffic Engineer			
*Type of Improvement / Kind of Const.						Flood Control			
<input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition						Sewer or Septic Tank			
<input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish						City Engineer (off site)			
*No. of off-street parking spaces:						Gas			
Covered Uncovered						Comments:			
SUB-CHECK				Zone Zone Approved By		AUG 28 2008			
Disapproved				Sub-Ck. By		Land Use Cert.			
Approved				Date		Electrical Dept.			
Minimum Setbacks In Feet				Plot Plan		HIBack C.G & S.			
Front Side Side Rear				House or House & Garage if Attached		Other			
Indicate Street If Corner Lot				STREET		Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount			
Indicate North						This application does not become a permit until signed below.			
Note: 24 Hours notice is required for all inspections						Plan Chk. OK by <i>[Signature]</i> Date 10/10/2008			
						Signature of Approval			
						This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.			
						* Signature or Contractor or Authorized Agent Date			
						* Signature of Owner (If Owner) Date			
						Census Tract Traffic Zone Coordinate Ident. No.			
						New S.L.U. Code No. Old S.L.U. Code No.			
						Certificate of Occupancy			



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10221 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11105**

Permits: 38135

Residential New

10/14/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 13 UNIT 23 VILLAGE AT RIVERWALK (TOWNHOME)
4-PLEX/C UNIT
LANDSCAPE BOND PAID 10/14/08
CO ISSUED 3/13/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **1022110221**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 23 BLDG 13**

Date: *3/13/09*

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancty.org>

Permit #	38136
Project #	2008-11122
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	10/14/2008

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10219 S MYSTIC FALLS WAY S, Apt. (710)	2711481025	VILLAGE AT RIVERWALK	UNIT # 24 BLDG 14

Description of work.

BLDG 14 UNIT 24 VILLAGE @ RIVERWALK TOWNHOMES
 4 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$13,468.98	\$13,468.98	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	Miscellaneous Fees	50.00	1.00	\$0.00	\$50.00	(\$50.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	300.98	\$0.00	\$75.25	(\$75.25)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	First Meter	250.00	1.00	\$0.00	\$250.00	(\$250.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1507.20	\$0.00	\$979.68	(\$979.68)
	Landscape Bond	1000.00	1.00	\$0.00	\$1,000.00	(\$1,000.00)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 1" Culinary Water	5324.00	1.00	\$0.00	\$5,324.00	(\$5,324.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1808.18	\$18.08		\$18.08
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	Miscellaneous Fees	50.00	1.00	\$50.00		\$50.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	BLDG New PME Plan Check	0.25	300.98	\$75.25		\$75.25
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	First Meter	250.00	1.00	\$250.00		\$250.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1507.20	\$979.68		\$979.68
	Landscape Bond	1000.00	1.00	\$1,000.00		\$1,000.00
	Valuation	0.00	0.00	\$1,507.20		\$1,507.20
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 1" Culinary Water	5324.00	1.00	\$5,324.00		\$5,324.00
Totals				\$13,468.98	\$13,468.98	\$0.00

Receipt Summary

Receipt ID	Payment	Type	Paid By	LOGINID	Date Time
4809	\$979.68	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$75.25	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$98.28	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$250.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$882.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$2,596.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$71.63	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$136.16	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$200.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$78.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$5,324.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$1,000.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$9.50	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$32.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$50.00	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$147.70	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$13.50	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$18.08	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
4809	\$1,507.20	Credit Card	BRAD REYNOLDS CONSTRUCTION	sruark	10/14/2008 10:42 AM
Totals	\$13,468.98				

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Print Form

Plan # 4081

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. 11122		Date Issued		Permit Number					
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE									
*Bldg. Address 10219 South Mystic Falls Way				Square Ft. of Building <input type="checkbox"/> Rough Basement		Valuation Building Fees							
*Address Certificate No. Assessors Parcel No. 2711481025				<input type="checkbox"/> Finish Basement		Plan Check Fees							
*Lot # 24 *Block 14 *Subd. Name & Number Villages at Riverwalk				Carport sq. ft.		Electrical Fees							
*Property Location 10250 South West <input type="checkbox"/> *If metes and bounds see instructions				Garage sq. ft.		Plumbing Fees							
*Total Property Area - In Acres or Sq. Ft.				Total Bldg. Site Area Used		Type of Bldg.		Occ. Group		Mechanical Fees			
*Owner of Property Villages at Riverwalk/Brad Reynolds				Phone 801-281-2200		No. of Bldgs.		R. Value Walls Roof		Subtotal			
*Mailing Address PO Box 17958				City - Zip Salt Lake City 84117		No. of Stories		R		Water			
*Business Name Address				Business Lic. No. 249108-5501		No. of Bedrooms				Sewer			
*Architect or Engineer JSA Architects				Phone 801-733-2500		No. of Dwellings				Storm Sewer			
*General Contractor Brad Reynolds Construction, Inc.				Phone 801-281-2200		Type of Construction <input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel				Moving or Demo.			
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117				*State Lic. No. 249108-5501		*City/Co. Lic. No. 13800A				Temporary Conn.			
*Electrical Contractor TS Electric				Phone 801-263-0188		Max. Occ. Load				Re-inspection			
*Business Address - City - Zip 6220 South 300 West Murray, UT 84107				*State Lic. No. 89249403-5501		*City/Co. Lic. No.				State Fee			
*Plumbing Contractor Cable Plumbing				Phone 435-258-2528		Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No				Total 13,468.98			
*Business Address - City - Zip 3434 West 6800 South Wellsville 84339				*State Lic. No. 000035233-2		*City/Co. Lic. No.				Special Approvals			
*Mechanical Contractor Comfort Solutions				Phone 801-393-2205		Board of Adjustment				Required			
*Business Address - City - Zip 2023 Wall Avenue Ogden 84401				*State Lic. No. 479189-5501		*City/Co. Lic. No.				Received			
*Previous Usage of Land or Structure (Past 3 yrs.)						Health Dept.				Approved			
*Dwell. Units Now on Lot				*Assessory Bldgs. Now on Lot		Fire Dept.							
*Type of Improvement / Kind of Const. <input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish						Soil Report							
*No. of off-street parking spaces: Covered _____ Uncovered _____						Water or Well Permit							
SUB-CHECK				Zone		Zone Approved By							
Disapproved _____ Approved _____				Date		Sub-Ck. By							
Minimum Setbacks In Feet				Plot Plan		Traffic Engineer							
Front Side Side Rear				House or House & Garage If Attached		Flood Control							
Indicate Street If Corner Lot				STREET		Sewer or Septic Tank							
Indicate North						City Engineer (off site)							
Note: 24 Hours notice is required for all inspections						Gas							
						Comments:							
						Land Use Cert.							
						Electrical Dept.							
						HiBack C.G & S.							
						Other							
						Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No		Amount					
						This application does not become a permit until signed below.							
						Signature of Approval		Date					
						This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.							
						Signature or Contractor or Authorized Agent		Date					
						Signature of Owner (If Owner)		Date					
						Census Tract		Traffic Zone		Coordinate Ident. No.			
						New S.L.U. Code No.		Old S.L.U. Code No.					
						Certificate of Occupancy							

South Jordan City Seal

AUG 28 2008



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10219 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11122**

Permits: 38136

Residential New

10/14/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 14 UNIT 24 VILLAGE AT RIVERWALK (TOWNHOME)
4-PLEX/A UNIT
LANDSCAPE BOND PAID 10/14/08
CO ISSUED 3/25/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481025**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 24 BLDG 14**

Date: **3/25/09**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

SOJ081014007

Permit #	38137
Project #	2008-11123
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	10/14/2008

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10217 S MYSTIC FALLS WAY S, Apt. (710)	2711481024	VILLAGE AT RIVERWALK	UNIT # 25 BLDG 14

Description of work.
 BLDG 14 UNIT 25 VILLAGE @ RIVERWALK
 4 PLEX/D UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$135,000.00	MF Residential	Type V B	1	False	1537.00	400.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$12,298.96	\$12,298.96	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1734.42	\$0.00	\$17.34	(\$17.34)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	294.92	\$0.00	\$73.73	(\$73.73)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1537.00	\$0.00	\$92.22	(\$92.22)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	First Meter	250.00	1.00	\$0.00	\$250.00	(\$250.00)
	IMP ResMF All Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1439.50	\$0.00	\$935.68	(\$935.68)
	Valuation	0.00	0.00	\$0.00	\$1,439.50	(\$1,439.50)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 1" Culinary Water	5324.00	1.00	\$0.00	\$5,324.00	(\$5,324.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1734.42	\$17.34		\$17.34
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	BLDG New PME Plan Check	0.25	294.92	\$73.73		\$73.73
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1537.00	\$92.22		\$92.22
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	First Meter	250.00	1.00	\$250.00		\$250.00
	IMP ResMF All Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1439.50	\$935.68		\$935.68
	Valuation	0.00	0.00	\$1,439.50		\$1,439.50
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 1" Culinary Water	5324.00	1.00	\$5,324.00		\$5,324.00
Totals				\$12,298.96	\$12,298.96	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4082

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008	Date Work Starts	Receipt No. 11123	Date Issued	Permit Number
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*Proposed Use of Structure
Townhomes

*Bldg. Address
10217 South Mystic Falls Way

*Address Certificate No. _____
Assessors Parcel No. **2711481024**

*Lot # 25	*Block 14	*Subd. Name & Number Villages at Riverwalk
--------------	--------------	---

*Property Location
10250 South 780 West

*Total Property Area - In Acres or Sq. Ft. _____
Total Bldg. Site Area Used _____

*Owner of Property
Villages at Riverwalk/Brad Reynolds
Phone 801-281-2200

*Mailing Address
PO Box 17958
City - Zip Salt Lake City 84117

*Business Name Address _____
Business Lic. No. 249108-5501

*Architect or Engineer
JSA Architects
Phone 801-733-2500

*General Contractor
Brad Reynolds Construction, Inc.
Phone 801-281-2200

*Business Address - City - Zip PO Box 17958 Salt Lake City 84117	*State Lic. No. 249108-5501	*City/Co. Lic. No. 13800A
---	--------------------------------	------------------------------

*Electrical Contractor
TS Electric
Phone 801-263-0188

*Business Address - City - Zip 6220 South 300 West Murray, UT 84107	*State Lic. No. 89249403-5501	*City/Co. Lic. No.
--	----------------------------------	--------------------

*Plumbing Contractor
Cable Plumbing
Phone 435-258-2528

*Business Address - City - Zip 3434 West 6800 South Wellsville 84339	*State Lic. No. 000035233-2	*City/Co. Lic. No.
---	--------------------------------	--------------------

*Mechanical Contractor
Comfort Solutions
Phone 801-393-2205

*Business Address - City - Zip 2023 Wall Avenue Ogden 84401	*State Lic. No. 479189-5501	*City/Co. Lic. No.
--	--------------------------------	--------------------

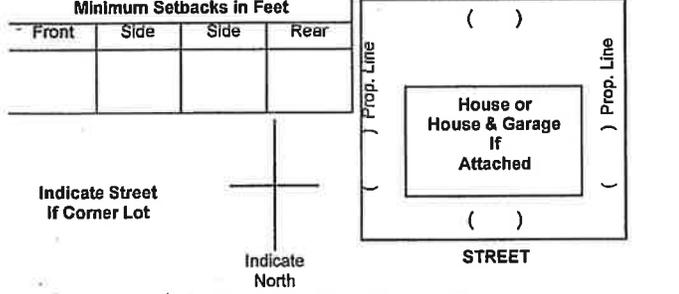
*Previous Usage of Land or Structure (Past 3 yrs.) _____

*Dwell. Units Now on Lot _____
*Accessory Bldgs. Now on Lot _____

*Type of Improvement / Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

*No. of off-street parking spaces:
Covered _____ Uncovered _____

Disapproved _____
Approved _____ Date _____ Sub-Ck. By _____



Note: 24 Hours notice is required for all inspections

BUILDING FEE SCHEDULE

Square Ft. of Building	Valuation
<input type="checkbox"/> Rough Basement	Building Fees
<input type="checkbox"/> Finish Basement	Plan Check Fees
Carport sq. ft.	Electrical Fees
Garage sq. ft.	Plumbing Fees
Type of Bldg.	Mechanical Fees
No. of Bldgs.	Subtotal
No. of Stories	Water
No. of Bedrooms	Sewer
No. of Dwellings	Storm Sewer
Type of Construction	Moving or Demo.
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.	Temporary Conn.
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	Re-inspection
Max. Occ. Load	State Fee
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	Total 12,298.96

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

Comments: _____

AUG 28 2008

Land Use Cert. _____
 Electrical Dept. _____
 HIBack C.G & S. _____
 Other _____

Bond Required Yes No Amount _____

This application does not become a permit until signed below.

Plan Chk. OK by _____
 Signature of Approval _____ Date _____

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* _____
 Signature or Contractor or Authorized Agent _____ Date _____
 * _____
 Signature of Owner (If Owner) _____ Date _____

PLANNING DEPT. USE	Census Tract	Traffic Zone	Coordinate Ident. No.
	New S.L.U. Code No.		Old S.L.U. Code No.
	Certificate of Occupancy		



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10217 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11123**

Permits: 38137

Residential New

10/14/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 14 UNIT 25 VILLAGE AT RIVERWALK (TOWNHOME)
4-PLEX/D UNIT
LANDSCAPE BOND PAID 10/14/08
CO ISSUED 3/27/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481024**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 25 BLDG 14**

Date: **3/27/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-264-3742
 http://www.southjordancity.org

SOJ090311002

Permit #	38524
Project #	2008-11148
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	3/11/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10216 S MYSTIC FALLS WAY S, Apt (710)	2711481021	VILLAGE AT RIVERWALK	UNIT # 45 BLDG 19

Description of work.
 BLDG 19 UNIT 45 VILLAGE @ RIVERWALK
 4 PLEX/D UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$135,000.00	MF Residential	Type V B	1	False	1537.00	400.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$5,715.55	\$5,715.55	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1734.42	\$0.00	\$17.34	(\$17.34)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1537.00	\$0.00	\$92.22	(\$92.22)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,439.50	(\$1,439.50)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1734.42	\$17.34		\$17.34
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1537.00	\$92.22		\$92.22
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,439.50		\$1,439.50
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,715.55	\$5,715.55	\$0.00

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Print Form

Plan # 4107

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. 11148		Date Issued		Permit Number	
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE					
*Bldg. Address 10216 South Mystic Falls Way				Square Ft. of Building		Valuation			
*Address Certificate No.				<input type="checkbox"/> Rough Basement		Building Fees			
Assessors Parcel No. 2711481021				<input type="checkbox"/> Finish Basement		Plan Check Fees			
*Lot # 45		*Block 19		*Subd. Name & Number Villages at Riverwalk		Carport sq. ft.		Electrical Fees	
*Property Location 10250 South 780 West		*Total Property Area - in Acres or Sq. Ft.		Total Bldg. Site Area Used		Garage sq. ft.		Plumbing Fees	
*Owner of Property Villages at Riverwalk/Brad Reynolds				Phone 801-281-2200		Type of Bldg.		Mechanical Fees	
*Mailing Address PO Box 17958				City - Zip Salt Lake City 84117		No. of Bldgs.		Subtotal	
*Business Name Address				Business Lic. No. 249108-5501		R. Value Walls Roof		Water	
*Architect or Engineer JSA Architects				Phone 801-733-2500		No. of Stories		Sewer	
*General Contractor Brad Reynolds Construction, Inc.				Phone 801-281-2200		R R		Storm Sewer	
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117				*State Lic. No. 249108-5501		*City/Co. Lic. No. 13800A		Moving or Demo.	
*Electrical Contractor TS Electric				Phone 801-263-0188		Type of Construction		Temporary Conn.	
*Business Address - City - Zip 6220 South 300 West Murray, UT 84107				*State Lic. No. 89249403-5501		*City/Co. Lic. No.		Re-Inspection	
*Plumbing Contractor Cable Plumbing				Phone 435-258-2528		Max. Occ. Load		State Fee	
*Business Address - City - Zip 3434 West 6800 South Wellsville 84339				*State Lic. No. 000035233-2		*City/Co. Lic. No.		Total	
*Mechanical Contractor Comfort Solutions				Phone 801-393-2205		Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		5715.55	
*Business Address - City - Zip 2023 Wall Avenue Ogden 84401				*State Lic. No. 479189-5501		*City/Co. Lic. No.		Special Approvals	
*Previous Usage of Land or Structure (Past 3 yrs.)				*Dwell. Units Now on Lot		*Assessory Bldgs. Now on Lot		Required	
*Type of Improvement / Kind of Const.				Type of Improvement		Type of Improvement		Received	
<input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition				<input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish		Comments:		Approved	
*No. of off-street parking spaces:				Covered		Uncovered		Board of Adjustment	
SUB-CHECK				Zone		Zone Approved By		Health Dept.	
Disapproved				Date		Sub-Ck. By		Fire Dept.	
Approved				Date		Sub-Ck. By		Soil Report	
Minimum Setbacks In Feet				Front		Side		Water or Well Permit	
Front				Side		Rear		Traffic Engineer	
Side				Side		Rear		Flood Control	
Rear				Side		Rear		Sewer or Septic Tank	
Plot Plan				Prop. Line		Prop. Line		City Engineer (off site)	
House or House & Garage If Attached				Prop. Line		Prop. Line		Gas	
Indicate Street If Corner Lot				Prop. Line		Prop. Line		Other	
Indicate North				Prop. Line		Prop. Line		Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount	
STREET				Prop. Line		Prop. Line		This application does not become a permit until signed below.	
Note: 24 Hours notice is required for all inspections				Prop. Line		Prop. Line		Plan Chk. OK by	
				Prop. Line		Prop. Line		Signature of Approval	
				Prop. Line		Prop. Line		Date	
				Prop. Line		Prop. Line		This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.	
				Prop. Line		Prop. Line		* Signature or Contractor or Authorized Agent	
				Prop. Line		Prop. Line		Date	
				Prop. Line		Prop. Line		* Signature of Owner (If Owner)	
				Prop. Line		Prop. Line		Date	
				Prop. Line		Prop. Line		Census Tract	
				Prop. Line		Prop. Line		Traffic Zone	
				Prop. Line		Prop. Line		Coordinate Ident. No.	
				Prop. Line		Prop. Line		New S.L.U. Code No.	
				Prop. Line		Prop. Line		Old S.L.U. Code No.	
				Prop. Line		Prop. Line		Certificate of Occupancy	

2008-08-28 10:25:00

AUG 28 2008



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10216 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11148**

Permits: 38524

Residential New

3/11/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 19 UNIT 45 VILLAGE @ RIVERWALK (TOWNHOME)
4-PLEX/D UNIT
LANDSCAPE BOND PAID 3/11/09
CO ISSUED 6/30/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481021**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 45 BLDG 19**

Date: **6/30/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

SOJ081014005

Permit #	38139
Project #	2008-11125
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10213 S MYSTIC FALLS WAY S, Apt. (710)	1021310213	VILLAGE AT RIVERWALK	UNIT # 27 BLDG 14

Description of work.

BLDG 14 UNIT 27 VILLAGE @ RIVERWALK
 4 PLEX/C UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1625.00	553.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$6,866.47	\$6,866.47	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	Slate Fee	0.01	1820.94	\$0.00	\$18.21	(\$18.21)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	300.20	\$0.00	\$75.05	(\$75.05)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1625.00	\$0.00	\$97.50	(\$97.50)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1520.74	\$0.00	\$988.48	(\$988.48)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	Slate Fee	0.01	1820.94	\$18.21		\$18.21
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	BLDG New PME Plan Check	0.25	300.20	\$75.05		\$75.05
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1625.00	\$97.50		\$97.50
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1520.74	\$988.48		\$988.48
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$6,866.47	\$6,866.47	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4084

Print Form

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. <i>11125</i>		Date Issued		Permit Number	
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE					
*Bldg. Address 10213 South Mystic Falls Way				Square Ft. of Building		Valuation			
*Address Certificate No.				<input type="checkbox"/> Rough Basement		Building Fees			
*Lot # 27 *Block 14 *Subd. Name & Number Villages at Riverwalk				<input type="checkbox"/> Finish Basement		Plan Check Fees			
*Property Location 10250 South 780 West				Carport sq. ft.		Electrical Fees			
*Total Property Area - In Acres or Sq. Ft.				Garage sq. ft.		Plumbing Fees			
*Owner of Property Villages at Riverwalk/Brad Reynolds				Type of Bldg.		Occ. Group		Mechanical Fees	
*Mailing Address PO Box 17958				No. of Bldgs.		R. Value Walls		Subtotal	
*Business Name Address				No. of Stories		R		Water	
*Architect or Engineer JSA Architects				No. of Bedrooms		R		Sewer	
*General Contractor Brad Reynolds Construction, Inc.				No. of Dwellings				Storm Sewer	
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117				Type of Construction				Moving or Demo.	
*Electrical Contractor TS Electric				<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.				Re-inspection	
*Plumbing Contractor Cable Plumbing				<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel				State Fee	
*Mechanical Contractor Comfort Solutions				Max. Occ. Load				Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	
*Previous Usage of Land or Structure (Past 3 yrs.)				Special Approvals		Required		Received	
*Dwell. Units Now on Lot				Board of Adjustment				Approved	
*Assessors Parcel No.				Health Dept.					
*Type of Improvement / Kind of Const.				Fire Dept.					
<input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition				Soil Report					
<input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish				Water or Well Permit					
*No. of off-street parking spaces:				Traffic Engineer					
Covered _____ Uncovered _____				Flood Control					
SUB-CHECK Zone Zone Approved By				Sewer or Septic Tank					
Disapproved _____ Approved _____ Date _____ Sub-Ck. By _____				City Engineer (off site)					
Minimum Setbacks In Feet				Gas					
Front Side Side Rear				Comments:					
Plot Plan				Land Use Cert.					
House or House & Garage If Attached				Electrical Dept.					
Indicate Street If Corner Lot				HIBack C.G & S.					
Indicate North				Other					
Note: 24 Hours notice is required for all inspections				Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount					
				This application does not become a permit until signed below.					
				Plan Chk. OK by					
				Signature of Approval		Date			
				This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.					
				* Signature or Contractor or Authorized Agent		Date			
				* Signature of Owner (If Owner)		Date			
				Census Tract		Traffic Zone		Coordinate Ident. No.	
				New S.L.U. Code No.		Old S.L.U. Code No.			
				Certificate of Occupancy					

AUG 28 2008

68100.47



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10213 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11125**

Permits: 38139

Residential New

10/14/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 14 UNIT 27 VILLAGE AT RIVERWALK (TOWNHOME)
4-PLEX/C UNIT
LANDSCAPE BOND PAID 10/14/08
CO ISSUED 4/2/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **1021310213**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 27 BLDG 14**

Date: **4/2/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4083

Print Form

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. 11124		Date Issued		Permit Number	
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE					
*Bldg. Address 10215 South Mystic Falls Way				Square Ft. of Building		Valuation			
*Address Certificate No.				<input type="checkbox"/> Rough Basement		Building Fees			
Assessors Parcel No. 2711481023				<input type="checkbox"/> Finish Basement		Plan Check Fees			
*Lot # 26		*Block 14		*Subd. Name & Number Villages at Riverwalk		Carport sq. ft.		Electrical Fees	
						Garage sq. ft.		Plumbing Fees	
*Property Location 10250 South 780 West				<input type="checkbox"/> *If metes and bounds see instructions		Type of Bldg.		Occ. Group	
*Total Property Area - In Acres or Sq. Ft.				Total Bldg. Site Area Used		No. of Bldgs.		R. Value Walls Roof	
*Owner of Property Villages at Riverwalk/Brad Reynolds				Phone 801-281-2200		No. of Stories		R R	
*Mailing Address PO Box 1795B				City - Zip Salt Lake City 84117		No. of Bedrooms			
*Business Name Address				Business Lic. No. 249108-5501		No. of Dwellings			
*Architect or Engineer JSA Architects				Phone 801-733-2500		Type of Construction <input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Max. Occ. Load	
*General Contractor Brad Reynolds Construction, Inc.				Phone 801-281-2200		Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Total 6868.52	
*Business Address - City - Zip PO Box 1795B Salt Lake City 84117		*State Lic. No. 249108-5501		*City/Co. Lic. No. 13800A		Special Approvals		Required Received Approved	
*Electrical Contractor TS Electric				Phone 801-263-0188		Board of Adjustment			
*Business Address - City - Zip 6220 South 300 West Murray, UT 84107				*State Lic. No. 89249403-5501		Health Dept.			
*Plumbing Contractor Cable Plumbing				Phone 435-258-2528		Fire Dept.			
*Business Address - City - Zip 3434 West 6800 South Wellsville 84339		*State Lic. No. 000035233-2		*City/Co. Lic. No.		Soil Report			
*Mechanical Contractor Comfort Solutions				Phone 801-393-2205		Water or Well Permit			
*Business Address - City - Zip 2023 Wall Avenue Ogden 84401		*State Lic. No. 479189-5501		*City/Co. Lic. No.		Traffic Engineer			
*Previous Usage of Land or Structure (Past 3 yrs.)						Flood Control			
*Dwell. Units Now on Lot		*Assessory Bldgs. Now on Lot				Sewer or Septic Tank			
*Type of Improvement / Kind of Const. <input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish						City Engineer (off site)			
*No. of off-street parking spaces: Covered Uncovered						Gas			
SUB-CHECK		Zone		Zone Approved By		Comments:			
Disapproved				Date		Land Use Cert.			
Approved				Sub-Ck. By		Electrical Dept.			
Minimum Setbacks in Feet				Plot Plan		HIBack C.G & S.			
Front		Side		Rear		Other			
						Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No		Amount	
Indicate Street If Corner Lot				Indicate North		This application does not become a permit until signed below.			
House or House & Garage If Attached				STREET		Plan Chk. OK by			
						Signature of Approval		Date	
						This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.			
						* Signature or Contractor or Authorized Agent		Date	
						* Signature of Owner (If Owner)		Date	
PLANNING DEPT. USE		Census Tract		Traffic Zone		Coordinate Ident. No.			
		New S.L.U. Code No.		Old S.L.U. Code No.					
						Certificate of Occupancy			

APPROVED FOR THE CITY OF SOUTH JORDAN

AUG 28 2008

Note: 24 Hours notice is required for all inspections

SOJ081014006



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

Permit #	38138
Project #	2008-11124
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	10/14/2008

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10215 S MYSTIC FALLS WAY S, Apt. (710)	2711481023	VILLAGE AT RIVERWALK	UNIT # 26 BLDG 14

Description of work.

BLDG 14 UNIT 26 VILLAGE @ RIVERWALK
 4 PLEX/B UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1652.00	547.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2008
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Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
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Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$6,868.52	\$6,868.52	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: Water/Heater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1822.56	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	BLDG New PME Plan Check	0.25	301.82	\$0.00	\$75.46	(\$75.46)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	BLDG New Plan Check	0.65	1520.74	\$0.00	\$988.48	(\$988.48)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: Water/Heater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1822.56	\$18.23		\$18.23
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	BLDG New PME Plan Check	0.25	301.82	\$75.46		\$75.46
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	BLDG New Plan Check	0.65	1520.74	\$988.48		\$988.48
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$6,868.52	\$6,868.52	\$0.00



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10215 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11124**

Permits: 38138

Residential New

10/14/2008 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 14 UNIT 26 VILLAGE AT RIVERWALK (TOWNHOME)
4-PLEX/B UNIT
LANDSCAPE BOND PAID 10/14/08
CO ISSUED 3/27/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481023**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 26 BLDG 14**

Date: *3/27/09*

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

S0J090318003



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

Permit #	38529
Project #	2008-11128
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	3/18/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10209 S MYSTIC FALLS WAY S, Apt. (710)	2711481015	VILLAGE AT RIVERWALK	UNIT # 29 BLDG 15

Description of work.
 BLDG 15 UNIT 29 VILLAGE @ RIVERWALK
 4 PLEX/D UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$135,000.00	MF Residential	Type V B	1	False	1537.00	400.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
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Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
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Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$5,715.55	\$5,715.55	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1734.42	\$0.00	\$17.34	(\$17.34)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1537.00	\$0.00	\$92.22	(\$92.22)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,439.50	(\$1,439.50)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1734.42	\$17.34		\$17.34
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1537.00	\$92.22		\$92.22
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,439.50		\$1,439.50
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,715.55	\$5,715.55	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Print Form

Plan # 4086

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. 11128		Date Issued		Permit Number	
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE					
*Bldg. Address 10209 South Mystic Falls Way				Square Ft. of Building		Valuation			
*Address Certificate No.				<input type="checkbox"/> Rough Basement		Building Fees			
Assessors Parcel No. 2711481015				<input type="checkbox"/> Finish Basement		Plan Check Fees			
*Lot # 29		*Block 15		*Subd. Name & Number Villages at Riverwalk		Carport sq. ft.		Electrical Fees	
				D Unit		Garage sq. ft.		Plumbing Fees	
*Property Location 10250 South 780 West				<input type="checkbox"/> If metes and bounds see instructions		Type of Bldg.		Mechanical Fees	
*Total Property Area - In Acres or Sq. Ft.				Total Bldg. Site Area Used		No. of Bldgs.		Subtotal	
*Owner of Property Villages at Riverwalk/Brad Reynolds				Phone 801-281-2200		R. Value Walls Roof		Water	
*Mailing Address PO Box 17958				City - Zip Salt Lake City 84117		No. of Stories		Sewer	
*Business Name Address				Business Lic. No. 249108-5501		No. of Bedrooms		Storm Sewer	
*Architect or Engineer JSA Architects				Phone 801-733-2500		No. of Dwellings		Moving or Demo.	
*General Contractor Brad Reynolds Construction, Inc.				Phone 801-281-2200		Type of Construction		Temporary Conn.	
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117				*State Lic. No. 249108-5501		*City/Co. Lic. No. 13800A		Re-inspection	
*Electrical Contractor TS Electric				Phone 801-263-0188		Max. Occ. Load		State Fee	
*Business Address - City - Zip 6220 South 300 West Murray, UT 84107				*State Lic. No. 89249403-5501		*City/Co. Lic. No.		Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	
*Plumbing Contractor Cable Plumbing				Phone 435-258-2528		Board of Adjustment		Total 5715.55	
*Business Address - City - Zip 3434 West 6800 South Wellsville 84339				*State Lic. No. 000035233-2		*City/Co. Lic. No.		Special Approvals	
*Mechanical Contractor Comfort Solutions				Phone 801-393-2205		Health Dept.		Required	
*Business Address - City - Zip 2023 Wall Avenue Ogden 84401				*State Lic. No. 479189-5501		*City/Co. Lic. No.		Received	
*Previous Usage of Land or Structure (Past 3 yrs.)						Fire Dept.		Approved	
*Dwell. Units Now on Lot				*Assessory Bldgs. Now on Lot		Soil Report			
*Type of Improvement / Kind of Const.						Water or Well Permit			
<input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition						Traffic Engineer			
<input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish						Flood Control			
*No. of off-street parking spaces:						Sewer or Septic Tank			
Covered		Uncovered				City Engineer (off site)			
SUB-CHECK				Zone		Zone Approved By			
				R-M 4		<i>[Signature]</i>			
Disapproved				Date		Sub-Ck. By			
Approved				3-18-09		<i>[Signature]</i>			
Minimum Setbacks in Feet				Plot Plan		Land Use Cert.			
Front	Side	Side	Rear	(15)		Electrical Dept.			
0	0	0	15	House or House & Garage If Attached		HIBack C.G & S.			
Indicate Street If Corner Lot				STREET		Other			
Indicate North						Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No		Amount	
Note: 24 Hours notice is required for all inspections						This application does not become a permit until signed below.			
						Plan Chk. OK by			
						Signature of Approval		Date	
						This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.			
						Signature or Contractor or Authorized Agent		Date	
						* APPROVED		Date	
						Census Tract		Traffic Zone	
						Coordinate Ident. No.			
						New S.L.U. Code No.		Old S.L.U. Code No.	
						Certificate of Occupancy			

AUG 28 2008

PLANNING DEPT. USE



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10209 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11128**

Permits: **38529**

Residential New

3/18/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 15 UNIT 29 VILLAGE @ RIVERWALK (TOWNHOME)
4-PLEX/D UNIT
LANDSCAPE BOND PAID 3/18/09
CO ISSUED 8/14/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481015**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 29 BLDG 15**

Date: **8/14/09**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

S0J090318001

Permit #	38528
Project #	2008-11127
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	3/18/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10211 S MYSTIC FALLS WAY S, Apt. (710)	1021110211	VILLAGE AT RIVERWALK	UNIT # 28 BLDG 15

Description of work.
 BLDG 15 UNIT 28 VILLAGE @ RIVERWALK
 4 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
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Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
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Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$18,593.98	\$18,593.98	\$0.00
	State Fee	0.01	800.98	\$0.00	\$9.01	(\$9.01)
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	Miscellaneous Fees	50.00	1.00	\$0.00	\$50.00	(\$50.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	BLDG New Plan Check	500.00	1.00	\$0.00	\$500.00	(\$500.00)
	First Meter	308.00	2.00	\$0.00	\$616.00	(\$616.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Landscape Bond	1000.00	1.00	\$0.00	\$1,000.00	(\$1,000.00)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 1" Culinary Water	5324.00	2.00	\$0.00	\$10,648.00	(\$10,648.00)
	State Fee	0.01	800.98	\$9.01		\$8.01
	MECH: FIP	9.50	1.00	\$9.50		\$0.00
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$0.00
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$0.00
	Miscellaneous Fees	50.00	1.00	\$50.00		\$0.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$0.00
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$0.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$0.00
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$0.00
	PLUMB: Drain	10.55	14.00	\$147.70		\$0.00
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$0.00
	BLDG New Plan Check	500.00	1.00	\$500.00		\$0.00
	First Meter	308.00	2.00	\$616.00		\$0.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$0.00
	Landscape Bond	1000.00	1.00	\$1,000.00		\$0.00
	Valuation	0.00	0.00	\$1,507.20		\$0.00
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$0.00
	IMP: 1" Culinary Water	5324.00	2.00	\$10,648.00		\$0.00
Totals				\$18,593.98	\$18,593.98	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Print Form

Plan # 4085

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. 11127	Date Issued	Permit Number
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE		
*Bldg. Address 10211 South Mystic Falls Way				Square Ft. of Building		Valuation
*Address Certificate No.				<input type="checkbox"/> Rough Basement		Building Fees
Assessors Parcel No.				<input type="checkbox"/> Finish Basement		Plan Check Fees
*Lot # 28				Carport sq. ft.		Electrical Fees
*Block 15				Garage sq. ft.		Plumbing Fees
*Subd. Name & Number Villages at Riverwalk A Unit				Type of Bldg.		Mechanical Fees
*Property Location 10250 South 780 West				No. of Bldgs.		Subtotal
<input type="checkbox"/> *If metes and bounds see instructions				R. Value Walls Roof		Water
*Total Property Area - In Acres or Sq. Ft.				No. of Stories		Sewer
Total Bldg. Site Area Used				R R		Storm Sewer
*Owner of Property Villages at Riverwalk/Brad Reynolds				No. of Bedrooms		Moving or Demo.
Phone 801-281-2200				No. of Dwellings		Temporary Conn.
*Mailing Address PO Box 17958				Type of Construction		Re-inspection
City - Zip Salt Lake City 84117				<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.		State Fee
*Business Name Address				<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		
Business Lic. No. 249108-5501				Max. Occ. Load		
Phone 801-733-2500				Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Total 18593.98
*Architect or Engineer JSA Architects				Special Approvals		Required
Phone 801-733-2500				Board of Adjustment		Received
*General Contractor Brad Reynolds Construction, Inc.				Health Dept.		Approved
Phone 801-281-2200				Fire Dept.		
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117				Soil Report		
*State Lic. No. 249108-5501				Water or Well Permit		
*City/Co. Lic. No. 13800A				Traffic Engineer		
*Electrical Contractor TS Electric				Flood Control		
Phone 801-263-0188				Sewer or Septic Tank		
*Business Address - City - Zip 6220 South 300 West Murray, UT 84107				City Engineer (off site)		
*State Lic. No. 89249403-5501				Gas		
*City/Co. Lic. No.				Comments:		
*Plumbing Contractor Cable Plumbing				AUG 28 2008		
Phone 435-258-2528				Land Use Cert.		
*Business Address - City - Zip 3434 West 6800 South Wellsville 84339				Electrical Dept.		2-1" meters / bldg
*State Lic. No. 000035233-2				HiBack C.G. & S.		
*City/Co. Lic. No.				Other		
*Mechanical Contractor Comfort Solutions				Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No		Amount
Phone 801-393-2205				This application does not become a permit until signed below.		
*Business Address - City - Zip 2023 Wall Avenue Ogden 84401				Plan Chk. OK by		
*State Lic. No. 479189-5501				Signature of Approval		Date
*City/Co. Lic. No.				This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.		
*Previous Usage of Land or Structure (Past 3 yrs.)				* Signature or Contractor or Authorized Agent		Date
*Dwell. Units Now on Lot				* Signature of Owner (if owner)		Date
*Assessory Bldgs. Now on Lot				Census Tract		Traffic Zone
*Type of Improvement / Kind of Const.				Coordinate Ident. No.		
<input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition				New S.L.U. Code No.		Old S.L.U. Code No.
<input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish				Certificate of Occupancy		
*No. of off-street parking spaces:						
Covered						
Uncovered						
SUB-CHECK						
Zone R-M4				Zone Approved By		
Disapproved				Date		
Approved 03-18-09				Sub-Ck. By		
Date						
Minimum Setbacks in Feet				Plot Plan		
Front	Side	Side	Rear	(15')		
0	15'	0	0	House or House & Garage If Attached		
Indicate Street If Corner Lot				STREET		
Indicate North						

Note: 24 Hours notice is required for all inspections



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10211 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11127**

Permits: 38528

Residential New

3/18/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 15 UNIT 28 VILLAGE @ RIVERWALK (TOWNHOME)
4-PLEX/A UNIT
LANDSCAPE BOND PAID 3/18/09
CO ISSUED 8/14/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **1021110211**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 28 BLDG 15**

Date: **8/14/09**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

SOJ090318002



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

Permit #	38530
Project #	2009-11129
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	3/18/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10207 S MYSTIC FALLS WAY S, Apt. (710)	2711481014	VILLAGE AT RIVERPARK	UNIT # 30 BLDG 14

Description of work.

BLDG 15 UNIT 30 VILLAGE @ RIVERWALK
 4 PLEX/B UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1652.00	547.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
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Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
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Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi-Family Residential				\$5,804.58	\$5,804.58	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1822.56	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Att Park/OS	2598.00	1.00	\$0.00	\$2,598.00	(\$2,598.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1822.56	\$18.23		\$18.23
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Att Park/OS	2598.00	1.00	\$2,598.00		\$2,598.00
Totals				\$5,804.58	\$5,804.58	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4087

Print Form

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts	Receipt No. 11129	Date Issued	Permit Number																																																																																																																									
*Proposed Use of Structure Townhomes			BUILDING FEE SCHEDULE																																																																																																																											
*Bldg. Address 10207 South Mystic Falls Way			<table border="1" style="width:100%; border-collapse: collapse;"> <tr> <td colspan="2">Square Ft. of Building</td> <td colspan="2">Valuation</td> </tr> <tr> <td><input type="checkbox"/> Rough Basement</td> <td></td> <td>Building Fees</td> <td></td> </tr> <tr> <td><input type="checkbox"/> Finish Basement</td> <td></td> <td>Plan Check Fees</td> <td></td> </tr> <tr> <td>Carport sq. ft.</td> <td></td> <td>Electrical Fees</td> <td></td> </tr> <tr> <td>Garage sq. ft.</td> <td></td> <td>Plumbing Fees</td> <td></td> </tr> <tr> <td>Type of Bldg.</td> <td>Occ. Group</td> <td>Mechanical Fees</td> <td></td> </tr> <tr> <td>No. of Bldgs.</td> <td>R. Value Walls Roof</td> <td>Subtotal</td> <td></td> </tr> <tr> <td>No. of Stories</td> <td>R R</td> <td>Water</td> <td></td> </tr> <tr> <td>No. of Bedrooms</td> <td></td> <td>Sewer</td> <td></td> </tr> <tr> <td>No. of Dwellings</td> <td></td> <td>Storm Sewer</td> <td></td> </tr> <tr> <td>Type of Construction</td> <td></td> <td>Moving or Demo.</td> <td></td> </tr> <tr> <td><input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.</td> <td></td> <td>Temporary Conn.</td> <td></td> </tr> <tr> <td><input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel</td> <td></td> <td>Re-inspection</td> <td></td> </tr> <tr> <td>Max. Occ. Load</td> <td></td> <td>State Fee</td> <td></td> </tr> <tr> <td>Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No</td> <td></td> <td>Total</td> <td>5804.58</td> </tr> <tr> <td colspan="2">Special Approvals</td> <td>Required</td> <td>Received</td> <td>Approved</td> </tr> <tr> <td colspan="2">Board of Adjustment</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="2">Health Dept.</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="2">Fire Dept.</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="2">Soil Report</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="2">Water or Well Permit</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="2">Traffic Engineer</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="2">Flood Control</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="2">Sewer or Septic Tank</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="2">City Engineer (off site)</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="2">Gas</td> <td></td> <td></td> <td></td> </tr> <tr> <td colspan="4">Comments:</td> <td></td> <td></td> </tr> </table>			Square Ft. of Building		Valuation		<input type="checkbox"/> Rough Basement		Building Fees		<input type="checkbox"/> Finish Basement		Plan Check Fees		Carport sq. ft.		Electrical Fees		Garage sq. ft.		Plumbing Fees		Type of Bldg.	Occ. Group	Mechanical Fees		No. of Bldgs.	R. Value Walls Roof	Subtotal		No. of Stories	R R	Water		No. of Bedrooms		Sewer		No. of Dwellings		Storm Sewer		Type of Construction		Moving or Demo.		<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.		Temporary Conn.		<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Re-inspection		Max. Occ. Load		State Fee		Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Total	5804.58	Special Approvals		Required	Received	Approved	Board of Adjustment					Health Dept.					Fire Dept.					Soil Report					Water or Well Permit					Traffic Engineer					Flood Control					Sewer or Septic Tank					City Engineer (off site)					Gas					Comments:					
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City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10207 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11129**

Permits: **38530**

Residential New

3/18/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 15 UNIT 30 VILLAGE @ RIVERWALK (TOWNHOME)
4-PLEX/B UNIT
LANDSCAPE BOND PAID 3/18/09
CO ISSUED 8/19/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

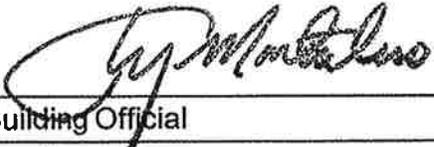
APN: **2711481014**

Tract Number: **VILLAGE AT RIVERPARK**

Lot Number: **UNIT # 30 BLDG 15**

Date: **8/19/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

S0J090318004



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

Permit #	38531
Project #	2008-11130
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	3/18/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10203 S MYSTIC FALLS WAY S, Apt. (710)	1020310203	VILLAGE AT RIVERWALK	UNIT # 31 BLDG 15

Description of work.
 BLDG 15 UNIT 31 VILLAGE @ RIVERWALK
 4 PLEX/C UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1625.00	553.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
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Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
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Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$5,802.94	\$5,802.94	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1820.94	\$0.00	\$18.21	(\$18.21)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
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	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1625.00	\$0.00	\$97.50	(\$97.50)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1820.94	\$18.21		\$18.21
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1625.00	\$97.50		\$97.50
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,802.94	\$5,802.94	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4088

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. 11130	Date Issued	Permit Number								
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE										
*Bldg. Address 10203 South Mystic Falls Way				Square Ft. of Building										
*Address Certificate No.		Assessors Parcel No.		Valuation										
*Lot # 31	*Block 15	*Subd. Name & Number Villages at Riverwalk C Unit		<input type="checkbox"/> Rough Basement <input type="checkbox"/> Finish Basement Carport sq. ft. Garage sq. ft. Type of Bldg. Occ. Group No. of Bldgs. R. Value Walls Roof No. of Stories R R No. of Bedrooms No. of Dwellings										
*Property Location 10250 South 780 West		<input type="checkbox"/> *If metes and bounds see instructions		Building Fees Plan Check Fees Electrical Fees Plumbing Fees Mechanical Fees Subtotal Water Sewer Storm Sewer Moving or Demo. Temporary Conn. Re-Inspection State Fee										
*Total Property Area - In Acres or Sq. Ft.		Total Bldg. Site Area Used		Max. Occ. Load Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No Total 5802.94										
*Owner of Property Villages at Riverwalk/Brad Reynolds Phone 801-281-2200				Type of Construction <input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel Board of Adjustment Health Dept. Fire Dept. Soil Report Water or Well Permit Traffic Engineer Flood Control Sewer or Septic Tank City Engineer (off site) Gas										
*Mailing Address PO Box 17958		City - Zip Salt Lake City 84117		Special Approvals Required Received Approved										
*Business Name Address		Business Lic. No. 249108-5501		Comments: AUG 28 2008										
*Architect or Engineer JSA Architects Phone 801-733-2500				Land Use Cert. Electrical Dept. HiBack C.G & S. Other										
*General Contractor Brad Reynolds Construction, Inc. Phone 801-281-2200				Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount										
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117		*State Lic. No. 249108-5501	*City/Co. Lic. No. 13800A	This application does not become a permit until signed below.										
*Electrical Contractor TS Electric Phone 801-263-0188				Plan Chk. OK by										
*Business Address - City - Zip 6220 South 300 West Murray, UT 84107		*State Lic. No. 89249403-5501	*City/Co. Lic. No.	Signature of Approval _____ Date _____										
*Plumbing Contractor Cable Plumbing Phone 435-258-2528				This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.										
*Business Address - City - Zip 3434 West 6800 South Wellsville 84339		*State Lic. No. 000035233-2	*City/Co. Lic. No.	* _____ Date _____ * _____ Date _____										
*Mechanical Contractor Comfort Solutions Phone 801-393-2205				Signature of Owner (If Owner) _____ Date _____										
*Business Address - City - Zip 2023 Wall Avenue Ogden 84401		*State Lic. No. 479189-5501	*City/Co. Lic. No.	Signature of Contractor/Authorized Agent _____ Date _____										
*Previous Usage of Land or Structure (Past 3 yrs.)				Signature of Owner (If Owner) _____ Date _____										
*Dwell. Units Now on Lot		*Accessory Bldgs. Now on Lot		Signature of Owner (If Owner) _____ Date _____										
*Type of Improvement / Kind of Const. <input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish				Signature of Owner (If Owner) _____ Date _____										
*No. of off-street parking spaces: Covered Uncovered				Signature of Owner (If Owner) _____ Date _____										
SUB-CHECK		Zone R-M 4	Zone Approved By <i>[Signature]</i>	Signature of Owner (If Owner) _____ Date _____										
Disapproved		Date 03-18-09		Signature of Owner (If Owner) _____ Date _____										
Approved		Sub-Ck. By <i>[Signature]</i>		Signature of Owner (If Owner) _____ Date _____										
Minimum Setbacks in Feet <table border="1"> <tr> <th>Front</th> <th>Side</th> <th>Side</th> <th>Rear</th> </tr> <tr> <td>0</td> <td>0</td> <td>15</td> <td>15</td> </tr> </table>				Front	Side	Side	Rear	0	0	15	15	Plot Plan 		
Front	Side	Side	Rear											
0	0	15	15											
Indicate Street If Corner Lot				PLANNING DEPT. USE Census Tract Traffic Zone Coordinate Ident. No. New S.L.U. Code No. Old S.L.U. Code No. Certificate of Occupancy										

Note: 24 Hours notice is required for all inspections



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10203 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11130**

Permits: 38531

Residential New

3/18/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 15 UNIT 31 VILLAGE @ RIVERWALK (TOWNHOME)
4-PLEX/C UNIT
LANDSCAPE BOND PAID 3/18/09
CO ISSUED 8/19/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

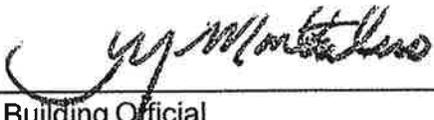
APN: **1020310203**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 31 BLDG 15**

Date: **8/19/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **736 MYSTIC FALLS WAY W, Apt. (10200 S)**

Project Number: **2008-12297**

Permits: 39173

Residential New

10/9/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 17 UNIT 36 COTTAGES @ RIVERWALK
4 PLEX/A UNIT
LANDSCAPE BOND PAID 2/22/10
CO ISSUED 2/23/10**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481027**

Tract Number: **COTTAGES @ RIVERWALK**

Lot Number: **BLDG 17 UNIT 36**

Date: **2/23/10**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

SOJ091009006



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

Permit #	39173
Project #	2008-12287
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	10/9/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
738 MYSTIC FALLS WAY W, Apt. (10200 S)	2711481027	COTTAGES @ RIVERWALK	BLDG 17 UNIT 36

Description of work.
 BLDG 17 UNIT 36 COTTAGES @ RIVERWALK
 4 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Foot	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$17,554.05	\$17,554.05	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	BLDG New Plan Check	500.00	1.00	\$0.00	\$500.00	(\$500.00)
	First Meter	308.00	2.00	\$0.00	\$616.00	(\$616.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 1" Culinary Water	5324.00	2.00	\$0.00	\$10,648.00	(\$10,648.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1808.18	\$18.08		\$18.08
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	BLDG New Plan Check	500.00	1.00	\$500.00		\$500.00
	First Meter	308.00	2.00	\$616.00		\$616.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,507.20		\$1,507.20
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 1" Culinary Water	5324.00	2.00	\$10,648.00		\$10,648.00
Totals:				\$17,554.05	\$17,554.05	\$0.00

BUILDING PERMIT APPLICATION

SOUTH JORDAN CITY

BECOMES PERMIT WHEN SIGNED

*Date of Application	Date Work Starts	Receipt No. 12297	Date Issued	Permit Number
----------------------	------------------	----------------------	-------------	---------------

*Proposed Use of Structure
Bldg 17 Cottages / 4 plex

*Bldg. Address
736 W Mystic Falls Way

*Address Certificate No.
A-Unit

*Assessors Parcel No.
2711481027

*Lot # Block *Subd. Name & Number
36 17 Cottages

BUILDING FEE SCHEDULE		Valuation	
<input type="checkbox"/> Rough Basement	Square Ft. of Building	Building Fees	
<input type="checkbox"/> Finish Basement		Plan Check Fees	
Carport sq. ft.		Electrical Fees	
Garage sq. ft.		Plumbing Fees	
Type of Bldg.	Occ. Group	Mechanical Fees	
No. of Bldgs.	R. Value Walls Roof	Subtotal	
No. of Stories	R R	Water	
No. of Bedrooms		Sewer	
No. of Dwellings		Storm Sewer	
Type of Construction <input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Moving or Demo.	
Max. Occ. Load		Temporary Conn.	
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Re-Inspection	
		State Fee	
		Total	17654.05

*Property Location If meles and bounds see instructions

*Total Property Area - In Acres or Sq. Ft.

*Owner of Property Phone

*Mailing Address City - Zip

*Business Name Address Business Lic. No.

*Architect or Engineer Phone

*General Contractor Phone

*Business Address - City - Zip *State Lic. No. *City/Co. Lic. No.

*Electrical Contractor Phone

*Business Address - City - Zip *State Lic. No. *City/Co. Lic. No.

*Plumbing Contractor Phone

*Business Address - City - Zip *State Lic. No. *City/Co. Lic. No.

*Mechanical Contractor Phone

*Business Address - City - Zip *State Lic. No. *City/Co. Lic. No.

*Previous Usage of Land or Structure (Past 3 yrs.)

*Dwell. Units Now on Lot *Assessory Bldgs. Now on Lot

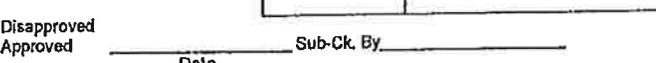
*Type of Improvement / Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

*No. of off-street parking spaces:
Covered _____ Uncovered _____

SUB-CHECK Zone Zone Approved By

Disapproved Approved Date Sub-Ck. By

Minimum Setbacks In Feet			
Front	Side	Side	Rear



Indicate Street If Corner Lot

Indicate North

Note: 24 Hours notice is required for all inspections

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			
Comments:			
2-1" water meters			
Land Use Cert.			
Electrical Dept.			
HiBack C.G & S.			
Other			
Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No	Amount		

This application does not become a permit until signed below.

Plan Chk. OK by _____ Date _____

Signature of Approval _____

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* _____ Date _____

Signature or Contractor or Authorized Agent

* _____ Date _____

Signature of Owner (If Owner)

Census Tract Traffic Zone Coordinate Ident. No.

New S.L.U. Code No. Old S.L.U. Code No.

Certificate of Occupancy

PLANNING DEPT. USE



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordanclty.org>

S0J090615001

Permit #	38763
Project #	2008-11131
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	6/15/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
724 W MYSTIC FALLS WAY W, Apt. (10200 S)	2711481005	COTTAGES @ RIVERWALK	UNIT 32 BLDG 16

Description of work.
 BLDG 16 UNIT 32 COTTAGES @ RIVERWALK
 4 PLEX/C UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1625.00	553.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date:	11/30/2009
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date:	11/30/2009

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$18,308.94	\$18,308.94	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1820.94	\$0.00	\$18.21	(\$18.21)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	Miscellaneous Fees	50.00	1.00	\$0.00	\$50.00	(\$50.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1625.00	\$0.00	\$97.50	(\$97.50)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	First Meter	308.00	1.00	\$0.00	\$308.00	(\$308.00)
	BLDG New Plan Check	500.00	1.00	\$0.00	\$500.00	(\$500.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Landscape Bond	1000.00	1.00	\$0.00	\$1,000.00	(\$1,000.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 1" Culinary Water	5324.00	2.00	\$0.00	\$10,648.00	(\$10,648.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1820.94	\$18.21		\$18.21
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	Miscellaneous Fees	50.00	1.00	\$50.00		\$50.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1625.00	\$97.50		\$97.50
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	First Meter	308.00	1.00	\$308.00		\$308.00
	BLDG New Plan Check	500.00	1.00	\$500.00		\$500.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Landscape Bond	1000.00	1.00	\$1,000.00		\$1,000.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 1" Culinary Water	5324.00	2.00	\$10,648.00		\$10,648.00
Totals				\$18,308.94	\$18,308.94	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4089

Print Form

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008	Date Work Starts	Receipt No. 11131	Date Issued	Permit Number
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*Proposed Use of Structure
Townhomes

*Bldg. Address
724 West Mystic Falls Way

Address Certificate No. *C Unit* Assessors Parcel No. *2711481005*

*Lot # 32	*Block 16	*Subd. Name & Number Villages at Riverwalk
--------------	--------------	---

*Property Location
10250 South 780 West *If metes and bounds see instructions

*Total Property Area - In Acres or Sq. Ft. Total Bldg. Site Area Used

*Owner of Property
Villages at Riverwalk/Brad Reynolds Phone 801-281-2200

*Mailing Address
PO Box 17958 City - Zip Salt Lake City 84117

*Business Name Address Business Lic. No. 249108-5501

*Architect or Engineer
JSA Architects Phone 801-733-2500

*General Contractor
Brad Reynolds Construction, Inc. Phone 801-281-2200

*Business Address - City - Zip
PO Box 17958 Salt Lake City 84117 *State Lic. No. 249108-5501 *City/Co. Lic. No. 13800A

*Electrical Contractor
TS Electric Phone 801-263-0188

*Business Address - City - Zip
6220 South 300 West Murray, UT 84107 *State Lic. No. 89249403-5501 *City/Co. Lic. No.

*Plumbing Contractor
Cable Plumbing Phone 435-258-2528

*Business Address - City - Zip
3434 West 6800 South Wellsville 84339 *State Lic. No. 000035233-2 *City/Co. Lic. No.

*Mechanical Contractor
Comfort Solutions Phone 801-393-2205

*Business Address - City - Zip
2023 Wall Avenue Ogden 84401 *State Lic. No. 479189-5501 *City/Co. Lic. No.

*Previous Usage of Land or Structure (Past 3 yrs.)

*Dwell. Units Now on Lot *Assessory Bldgs. Now on Lot

BUILDING FEE SCHEDULE			
Square Ft. of Building	Valuation		
<input type="checkbox"/> Rough Basement	Building Fees		
<input type="checkbox"/> Finish Basement	Plan Check Fees		
Carport sq. ft.	Electrical Fees		
Garage sq. ft.	Plumbing Fees		
Type of Bldg.	Mechanical Fees		
No. of Bldgs.	Subtotal		
No. of Stories	Water		
No. of Bedrooms	Sewer		
No. of Dwellings	Storm Sewer		
Type of Construction	Moving or Demo.		
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.	Temporary Conn.		
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	Re-inspection		
Max. Occ. Load	State Fee		
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	Total	<i>18308.94</i>	

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			
Comments:	<i>2-1" meters / bag</i>		
Land Use Cert.	<i>AUG 28 2008</i>		
Electrical Dept.			
HiBack C.G & S.			
Other			
Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No	Amount		
This application does not become a permit until signed below.			
Plan Chk. OK by			
Signature of Approval		Date	

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

*Type of Improvement / Kind of Const.

Sign Build Remodel Addition

Repair Move Convert Use Demolish

*No. of off-street parking spaces:

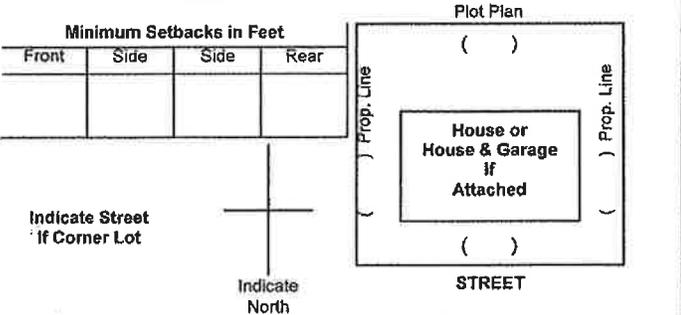
Covered	Uncovered
---------	-----------

SUB-CHECK

Zone	Zone Approved By
------	------------------

Disapproved _____ Date _____ Sub-Ck. By _____

Approved _____ Date _____ Sub-Ck. By _____



Note: 24 Hours notice is required for all inspections

* _____

Signature of Contractor or Authorized Agent Date

* _____

Signature of Owner (if Owner) Date

Census Tract	Traffic Zone	Coordinate Ident. No.
New S.L.U. Code No.	Old S.L.U. Code No.	

PLANNING DEPT. USE

Certificate of Occupancy



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **724 W MYSTIC FALLS WAY W, Apt. (10200 S)**

Project Number: **2008-11131**

Permits: 38763

Residential New

6/15/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 16 UNIT 32 COTTAGES @ RIVERWALK (TOWNHOME)
4-PLEX/C UNIT
LANDSCAPE BOND PAID 6/15/09
CO ISSUED 10/28/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

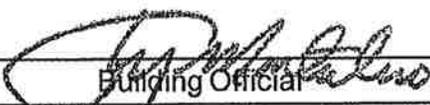
APN: **2711481005**

Tract Number: **COTTAGES @ RIVERWALK**

Lot Number: **UNIT 32 BLDG 16**

Date: **10/28/09**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84085
 801-254-3742
<http://www.southjordancity.org>

SOJ090615002

Permit # 38764
 Project # 2009-11132
 Permit Cat. Building Permit
 Permit Type Residential New
 Issue Date 6/15/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
720 W MYSTIC FALLS WAY W, Apt. (10200)	2711481006	COTTAGES @ RIVERWALK	UNIT 33 BLDG 16

Description of work.

BLDG 16 UNIT 33 COTTAGES @ RIVERWALK
 4 PLEX/B UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1652.00	547.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$6,112.58	\$6,112.58	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1822.56	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	First Meter	308.00	1.00	\$0.00	\$308.00	(\$308.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1822.56	\$18.23		\$18.23
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	First Meter	308.00	1.00	\$308.00		\$308.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$6,112.58	\$6,112.58	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4090

Print Form

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. 11132		Date Issued		Permit Number	
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE					
*Bldg. Address 720 West Mystic Falls Way				Square Ft. of Building		Valuation			
*Address Certificate No. B Unit				<input type="checkbox"/> Rough Basement		Building Fees			
Assessors Parcel No. 2711481006				<input type="checkbox"/> Finish Basement		Plan Check Fees			
*Lot # 33		*Block 16		*Subd. Name & Number Villages at Riverwalk		Carport sq. ft.		Electrical Fees	
*Property Location 10250 South 1200 West		<input type="checkbox"/> *If metes and bounds see instructions		No. of Bldgs.		R. Value Walls Roof		Mechanical Fees	
*Total Property Area - In Acres or Sq. Ft.		Total Bldg. Site Area Used		No. of Stories		R R		Subtotal	
*Owner of Property Villages at Riverwalk/Brad Reynolds		Phone 801-281-2200		No. of Bedrooms				Water	
*Mailing Address PO Box 17958		City - Zip Salt Lake City 84117		No. of Dwellings				Sewer	
*Business Name Address		Business Lic. No. 249108-5501		Type of Construction <input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel				Storm Sewer	
*Architect or Engineer JSA Architects		Phone 801-733-2500		Max. Occ. Load				Moving or Demo.	
*General Contractor Brad Reynolds Construction, Inc.		Phone 801-281-2200		Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No				Temporary Conn.	
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117		*State Lic. No. 249108-5501		*City/Co. Lic. No. 13800A				Re-inspection	
*Electrical Contractor TS Electric		Phone 801-263-0188		Comments:				State Fee	
*Business Address - City - Zip 6220 South 300 West Murray, UT 84107		*State Lic. No. 89249403-5501		*City/Co. Lic. No.				Total 6112.58	
*Plumbing Contractor Cable Plumbing		Phone 435-258-2528		Special Approvals		Required		Received	
*Business Address - City - Zip 3434 West 6800 South Wellsville 84339		*State Lic. No. 000035233-2		*City/Co. Lic. No.				Approved	
*Mechanical Contractor Comfort Solutions		Phone 801-393-2205		Board of Adjustment					
*Business Address - City - Zip 2023 Wall Avenue Ogden 84401		*State Lic. No. 479189-5501		*City/Co. Lic. No.					
*Previous Usage of Land or Structure (Past 3 yrs.)				Health Dept.					
*Dwell. Units Now on Lot		*Accessory Bldgs. Now on Lot		Fire Dept.					
*Type of Improvement / Kind of Const. <input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish				Soil Report					
*No. of off-street parking spaces: Covered _____ Uncovered _____				Water or Well Permit					
SUB-CHECK		Zone		Zone Approved By					
Disapproved		Date		Sub-Ck. By					
Approved									
Minimum Setbacks in Feet		Plot Plan		Land Use Cert.		AUG 28 2008			
Front	Side	Side	Rear	Electrical Dept.					
				HiBack C.G & S.					
Indicate Street If Corner Lot				Other					
Indicate North				Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No		Amount			
House or House & Garage If Attached				This application does not become a permit until signed below.					
STREET				Plan Chk. OK by					
				Signature of Approval				Date	
				This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.					
				* _____				Date	
				Signature of Contractor or Authorized Agent				Date	
				* _____				Date	
				Signature of Owner (If Owner)				Date	
PLANNING DEPT. USE		Census Tract		Traffic Zone		Coordinate Ident. No.			
		New S.L.U. Code No.		Old S.L.U. Code No.					
						Certificate of Occupancy			

Note: 24 Hours notice is required for all inspections



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **720 W MYSTIC FALLS WAY W, Apt. (10200)**

Project Number: **2008-11132**

Permits: 38764

Residential New

6/15/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 16 UNIT 33 COTTAGES @ RIVERWALK (TOWNHOME)
4-PLEX/B UNIT
LANDSCAPE BOND PAID 6/15/09
CO ISSUED 10/28/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481006**

Tract Number: **COTTAGES @ RIVERWALK**

Lot Number: **UNIT 33 BLDG 16**

Date: **10/28/09**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

S0J090615003

Permit #	38765
Project #	2008-11133
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	6/15/2009

Construction Permit

Address - Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
718 W MYSTIC FALLS WAY W, Apt. (10200 S)	2711481007	COTTAGES @ RIVERWALK	UNIT 34 BLDG 16

Description of work.
 BLDG 16 UNIT 34 COTTAGES @ RIVERWALK
 4 PLEX/D UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$135,000.00	MF Residential	Type V B	1	False	1537.00	400.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
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Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
-------------------------	--------	------------------------------

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,715.55	\$5,715.55	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1734.42	\$0.00	\$17.34	(\$17.34)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1537.00	\$0.00	\$92.22	(\$92.22)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,439.50	(\$1,439.50)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1734.42	\$17.34		\$17.34
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
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	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,439.50		\$1,439.50
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,715.55	\$5,715.55	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4091

Print Form

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. 11133	Date Issued	Permit Number																																																																																																																																																																																																																																																																																																								
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE																																																																																																																																																																																																																																																																																																										
*Bldg. Address 718 West Mystic Falls Way				<table border="1" style="width:100%; border-collapse: collapse;"> <tr> <td colspan="2">Square Ft. of Building</td> <td colspan="2">Valuation</td> <td colspan="2"></td> </tr> <tr> <td colspan="2"><input type="checkbox"/> Rough Basement</td> <td colspan="2">Building Fees</td> <td colspan="2"></td> </tr> <tr> <td colspan="2"><input type="checkbox"/> Finish Basement</td> <td colspan="2">Plan Check Fees</td> <td colspan="2"></td> </tr> <tr> <td colspan="2">Carport sq. ft.</td> <td colspan="2">Electrical Fees</td> <td colspan="2"></td> </tr> <tr> <td colspan="2">Garage sq. ft.</td> <td colspan="2">Plumbing Fees</td> <td colspan="2"></td> </tr> <tr> <td colspan="2">Type of Bldg.</td> <td colspan="2">Occ. Group</td> <td colspan="2">Mechanical Fees</td> </tr> <tr> <td colspan="2">No. of Bldgs.</td> <td colspan="2">R. Value Walls Roof</td> <td colspan="2">Subtotal</td> </tr> <tr> <td colspan="2">No. of Stories</td> <td colspan="2">R R</td> <td colspan="2">Water</td> </tr> <tr> <td colspan="2">No. of Bedrooms</td> <td colspan="2"></td> <td colspan="2">Sewer</td> </tr> <tr> <td colspan="2">No. of Dwellings</td> <td colspan="2"></td> <td colspan="2">Storm Sewer</td> </tr> <tr> <td colspan="2">Type of Construction</td> <td colspan="2"></td> <td colspan="2">Moving or Demo.</td> </tr> <tr> <td colspan="2"><input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.</td> <td colspan="2"></td> <td colspan="2">Temporary Conn.</td> </tr> <tr> <td colspan="2"><input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel</td> <td colspan="2"></td> <td colspan="2">Re-inspection</td> </tr> <tr> <td colspan="2">Max. Occ. Load</td> <td colspan="2"></td> <td colspan="2">State Fee</td> </tr> <tr> <td colspan="2">Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No</td> <td colspan="2"></td> <td colspan="2" style="text-align: right;">Total 5715.55</td> </tr> <tr> <td colspan="2">Special Approvals</td> <td colspan="2">Required</td> <td colspan="2">Received</td> </tr> <tr> <td colspan="2">Board of Adjustment</td> <td colspan="2"></td> <td colspan="2">Approved</td> </tr> <tr> <td colspan="2">Health Dept.</td> <td colspan="2"></td> <td colspan="2"></td> </tr> <tr> <td colspan="2">Fire Dept.</td> <td colspan="2"></td> <td colspan="2"></td> </tr> <tr> <td colspan="2">Soil Report</td> <td colspan="2"></td> <td colspan="2"></td> </tr> <tr> <td colspan="2">Water or Well Permit</td> <td colspan="2"></td> <td colspan="2"></td> </tr> <tr> <td colspan="2">Traffic Engineer</td> <td colspan="2"></td> <td colspan="2"></td> </tr> <tr> <td colspan="2">Flood Control</td> <td colspan="2"></td> <td colspan="2"></td> </tr> <tr> <td colspan="2">Sewer or Septic Tank</td> <td colspan="2"></td> <td colspan="2"></td> </tr> <tr> <td colspan="2">City Engineer (off site)</td> <td colspan="2"></td> <td colspan="2"></td> </tr> <tr> <td colspan="2">Gas</td> <td colspan="2"></td> <td colspan="2"></td> </tr> <tr> <td colspan="2">Comments:</td> <td colspan="2"></td> <td colspan="2"></td> </tr> <tr> <td colspan="2">Land Use Cert.</td> <td colspan="2"></td> <td colspan="2" style="text-align: center;">AUG 28 2008</td> </tr> <tr> <td colspan="2">Electrical Dept.</td> <td colspan="2"></td> <td colspan="2"></td> </tr> <tr> <td colspan="2">HijBack C.G & S.</td> <td colspan="2"></td> <td colspan="2"></td> </tr> <tr> <td colspan="2">Other:</td> <td colspan="2"></td> <td colspan="2"></td> </tr> <tr> <td colspan="2">Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No</td> <td colspan="2">Amount</td> <td colspan="2"></td> </tr> <tr> <td colspan="6" style="text-align: center;">This application does not become a permit until signed below.</td> </tr> <tr> <td colspan="4">*Type of Improvement / Kind of Const.</td> <td colspan="2">Plan Chk. OK by</td> </tr> <tr> <td colspan="4"> <input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish </td> <td colspan="2">Signature of Approval</td> </tr> <tr> <td colspan="4">*No. of off-street parking spaces:</td> <td colspan="2">Date</td> </tr> <tr> <td colspan="4">Covered Uncovered</td> <td colspan="2"></td> </tr> <tr> <td colspan="2">SUB-CHECK</td> <td colspan="2">Zone</td> <td colspan="2">Zone Approved By</td> </tr> <tr> <td colspan="2">Disapproved</td> <td colspan="2"></td> <td colspan="2"></td> </tr> <tr> <td colspan="2">Approved</td> <td colspan="2">Date</td> <td colspan="2">Sub-Ck. By</td> </tr> <tr> <td colspan="2">Minimum Setbacks in Feet</td> <td colspan="4">Plot Plan</td> </tr> <tr> <td>Front</td> <td>Side</td> <td>Side</td> <td>Rear</td> <td colspan="2"> <table border="1" style="width:100%; border-collapse: collapse;"> <tr> <td colspan="2" style="text-align: center;">()</td> </tr> <tr> <td style="text-align: center;">()</td> <td style="text-align: center;">()</td> </tr> <tr> <td colspan="2" style="text-align: center;">House or House & Garage If Attached</td> </tr> <tr> <td style="text-align: center;">()</td> <td style="text-align: center;">()</td> </tr> <tr> <td colspan="2" style="text-align: center;">()</td> </tr> </table> </td> </tr> <tr> <td colspan="2">Indicate Street If Corner Lot</td> <td colspan="4">STREET</td> </tr> <tr> <td colspan="2"></td> <td colspan="4">Indicate North</td> </tr> <tr> <td colspan="6"> <p>Note: 24 Hours notice is required for all inspections</p> </td> </tr> <tr> <td rowspan="4" style="writing-mode: vertical-rl; transform: rotate(180deg);">PLANNING DEPT. 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Load				State Fee		Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No				Total 5715.55		Special Approvals		Required		Received		Board of Adjustment				Approved		Health Dept.						Fire Dept.						Soil Report						Water or Well Permit						Traffic Engineer						Flood Control						Sewer or Septic Tank						City Engineer (off site)						Gas						Comments:						Land Use Cert.				AUG 28 2008		Electrical Dept.						HijBack C.G & S.						Other:						Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No		Amount				This application does not become a permit until signed below.						*Type of Improvement / Kind of Const.				Plan Chk. 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City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **718 W MYSTIC FALLS WAY W, Apt. (10200 S)**

Project Number: **2008-11133**

Permits: 38765

Residential New

6/15/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 16 UNIT 34 COTTAGES @ RIVERWALK (TOWNHOME)
4-PLEX/D UNIT
LANDSCAPE BOND PAID 6/15/09
CO ISSUED 10/27/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481007**

Tract Number: **COTTAGES @ RIVERWALK**

Lot Number: **UNIT 34 BLDG 16**

Date: **10/27/09**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

S0J090615004



City of South Jordan

Building Division

1600 W Towns Center Drive
 South Jordan, UT 84085
 801-254-3742
<http://www.southjordancity.org>

Permit #	38766
Project #	2008-11134
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	6/15/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
716 W MYSTIC FALLS WAY W, Apt. (10200 S)	7167167167	VILLAGE AT RIVERWALK	

Description of work.
 BLDG 16 UNIT 35 COTTAGES @ RIVERWALK
 4 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date	11/30/2009
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date	11/30/2009

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,790.05	\$5,790.05	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1808.18	\$18.08		\$18.08
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	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,790.05	\$5,790.05	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4092

Print Form

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008	Date Work Starts	Receipt No. 11134	Date Issued	Permit Number
--------------------------------------	------------------	-----------------------------	-------------	---------------

*Proposed Use of Structure
Townhomes

BUILDING FEE SCHEDULE

*Bldg. Address
716 West Mystic Falls Way

Square Ft. of Building	Valuation
<input type="checkbox"/> Rough Basement	Building Fees
<input type="checkbox"/> Finish Basement	Plan Check Fees
Carport sq. ft.	Electrical Fees
Garage sq. ft.	Plumbing Fees
Type of Bldg.	Mechanical Fees
Occ. Group	Subtotal
No. of Bldgs.	Water
R. Value Walls Roof	Sewer
No. of Stories	Storm Sewer
No. of Bedrooms	Moving or Demo.
No. of Dwellings	Temporary Conn.
Type of Construction	Re-inspection
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.	State Fee
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	
Max. Occ. Load	
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	Total 5790.05
Special Approvals	Required
	Received
	Approved

*Address Certificate No.
A Unit

Assessors Parcel No.

*Lot # 35 *Block 16 *Subd. Name & Number Villages at Riverwalk

No. of Bldgs. R. Value Walls Roof

*Property Location 10250 South 780 West *If metes and bounds see instructions

No. of Stories R R

*Total Property Area - In Acres or Sq. Ft. Total Bldg. Site Area Used

No. of Bedrooms

*Owner of Property Villages at Riverwalk/Brad Reynolds Phone 801-281-2200

No. of Dwellings

*Mailing Address PO Box 17958 Salt Lake City 84117

Type of Construction Frame Brick Var. Brick Block Concrete Steel

*Business Name Address Business Lic. No. 249108-5501

Max. Occ. Load

*Architect or Engineer JSA Architects Phone 801-733-2500

Board of Adjustment

*General Contractor Brad Reynolds Construction, Inc. Phone 801-281-2200

Health Dept.

*Business Address - City - Zip PO Box 17958 Salt Lake City 84117 *State Lic. No. 249108-5501 *City/Co. Lic. No. 13800A

Fire Dept.

*Electrical Contractor TS Electric Phone 801-263-0188

Soil Report

*Business Address - City - Zip 6220 South 300 West Murray, UT 84107 *State Lic. No. 89249403-5501 *City/Co. Lic. No.

Water or Well Permit

*Plumbing Contractor Cable Plumbing Phone 435-258-2528

Traffic Engineer

*Business Address - City - Zip 3434 West 6800 South Wellsville 84339 *State Lic. No. 000035233-2 *City/Co. Lic. No.

Flood Control

*Mechanical Contractor Comfort Solutions Phone 801-393-2205

Sewer or Septic Tank

*Business Address - City - Zip 2023 Wall Avenue Ogden 84401 *State Lic. No. 479189-5501 *City/Co. Lic. No.

City Engineer (off site)

*Previous Usage of Land or Structure (Past 3 yrs.)

Gas

*Dwell. Units Now on Lot *Accessory Bldgs. Now on Lot

Comments:

*Type of Improvement / Kind of Const. Sign Build Remodel Addition Repair Move Convert Use Demolish

Land Use Cert.

*No. of off-street parking spaces: Covered Uncovered

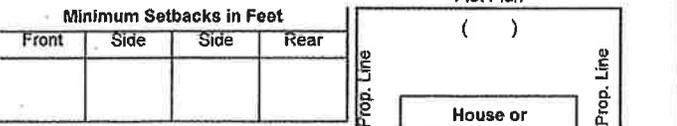
Electrical Dept.

SUB-CHECK Zone Zone Approved By

HIBack C.G & S.

Disapproved Approved Date Sub-Ck. By

Other



This application does not become a permit until signed below.

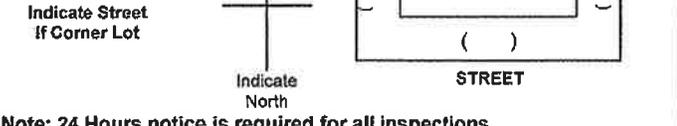
Plan Chk. OK by

Signature of Approval Date

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* Signature or Contractor or Authorized Agent Date

* Signature of Owner (If Owner) Date



PLANNING DEPT. USE

Census Tract	Traffic Zone	Coordinate Ident. No.
New S.L.U. Code No.	Old S.L.U. Code No.	

Note: 24 Hours notice is required for all inspections

Certificate of Occupancy



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **716 W MYSTIC FALLS WAY W, Apt. (10200 S)**

Project Number: **2008-11134**

Permits: 38766

Residential New

6/15/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 16 UNIT 35 COTTAGES @ RIVERWALK (TOWNHOME)
4-PLEX/A UNIT
LANDSCAPE BOND PAID 6/15/09
CO ISSUED 10/27/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **7167167167**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number:

Date: **10/27/09**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **734 MYSTIC FALLS WAY W, Apt. (10200 S)**

Project Number: **2008-12298**

Permits: 39174

Residential New

10/9/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 17 UNIT 37 COTTAGES @ RIVERWALK
4 PLEX/D UNIT
LANDSCAPE BOND PAID 2/22/10
CO ISSUED 2/23/10**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481028**

Tract Number: **COTTAGES @ RIVERWALK**

Lot Number: **BLDG 17 UNIT 37**

Date: **2/23/10**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

SOJ091009007



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-264-3742
 http://www.southjordancity.org

Permit #	39174
Project #	2008-12288
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	10/9/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
734 MYSTIC FALLS WAY W, Apt. (10200 S)	2711481028	COTTAGES @ RIVERWALK	BLDG 17 UNIT 37

Description of work.
 BLDG 17 UNIT 37 COTTAGES @ RIVERWALK
 4 PLEX/D UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$135,000.00	MF Residential	Type V B	1	False	1537.00	400.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
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Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249108	Exp. Date: 11/30/2009
------------------	--------	-----------------------

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,715.55	\$5,715.55	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1734.42	\$0.00	\$17.34	(\$17.34)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1537.00	\$0.00	\$92.22	(\$92.22)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.65	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF All Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,439.50	(\$1,439.50)
	IMP ResMF All: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1734.42	\$17.34		\$17.34
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1537.00	\$92.22		\$92.22
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.65	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF All Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,439.50		\$1,439.50
	IMP ResMF All: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,715.55	\$5,715.55	\$0.00



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **732 MYSTIC FALLS WAY W, Apt. (10200 S)**

Project Number: **2008-12299**

Permits: 39175

Residential Add/Alter

10/9/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 17 UNIT 38 COTTAGES @ RIVERWALK
4 PLEX/B UNIT
LANDSCAPE BOND PAID 2/22/10
CO ISSUED 3/12/10**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481029**

Tract Number: **COTTAGES @ RIVERWALK**

Lot Number: **BLDG 17 UNIT 38**

Date: **3/12/10**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

S0J091009008



City of South Jordan
Building Division
 1600 W Towne Center Drive
 South Jordan, UT 84085
 801-254-3742
<http://www.southjordancity.org>

Permit #	39175
Project #	2008-12289
Permit Cat.	Building Permit
Permit Type	Residential Add/Alter
Issue Date	10/9/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
732 MYSTIC FALLS WAY W, Apt. (10200 S)	2711481029	COTTAGES @ RIVERWALK	BLDG 17 UNIT 38

Description of work.
 BLDG 17 UNIT 38 COTTAGES @ RIVERWALK
 4 PLEX/B UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1652.00	647.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,804.58	\$5,804.58	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: Water/Heater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1822.56	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: Water/Heater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1822.56	\$18.23		\$18.23
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,804.58	\$5,804.58	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Print Form

SOUTH JORDAN CITY

*Date of Application		Date Work Starts		Receipt No. 12299	Date Issued	Permit Number
*Proposed Use of Structure Bldg 17 Cottages				BUILDING FEE SCHEDULE		
*Bldg. Address 732 W Mystic Falls Way				Square Ft. of Building		
*Address Certificate No. B Unit				<input type="checkbox"/> Rough Basement		
Assessors Parcel No. 2711481029				<input type="checkbox"/> Finish Basement		
*Lot # 38		*Block 17		*Subd. Name & Number Cottages		Carport sq. ft.
*Property Location				Type of Bldg.		Garage sq. ft.
<input type="checkbox"/> If metes and bounds see instructions				Occ. Group		Electrical Fees
*Total Property Area - In Acres or Sq. Ft.		Total Bldg. Site Area Used		No. of Bldgs.		Plan Check Fees
*Owner of Property				R. Value Walls Roof		Plumbing Fees
*Mailing Address				No. of Stories		Mechanical Fees
*Business Name Address				No. of Bedrooms		Subtotal
Business Lic. No.				No. of Dwellings		Water
*Architect or Engineer				Type of Construction <input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Sewer
*General Contractor				Max. Occ. Load		Storm Sewer
*Business Address - City - Zip				Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Moving or Demo.
*Electrical Contractor				Special Approvals		Temporary Conn.
*Business Address - City - Zip				Board of Adjustment		Re-Inspection
*Plumbing Contractor				Health Dept.		State Fee
*Business Address - City - Zip				Fire Dept.		Total 5804.58
*Mechanical Contractor				Soil Report		
*Business Address - City - Zip				Water or Well Permit		Required
*Business Address - City - Zip				Traffic Engineer		Received
*Business Address - City - Zip				Flood Control		Approved
*Business Address - City - Zip				Sewer or Septic Tank		
*Business Address - City - Zip				City Engineer (off site)		
*Business Address - City - Zip				Gas		
*Business Address - City - Zip				Comments:		
*Business Address - City - Zip				Land Use Cert.		
*Business Address - City - Zip				Electrical Dept.		
*Business Address - City - Zip				HiBack C.G & S.		
*Business Address - City - Zip				Other		
*Business Address - City - Zip				Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No		Amount
*Business Address - City - Zip				This application does not become a permit until signed below.		
*Business Address - City - Zip				Plan Chk. OK by		
*Business Address - City - Zip				Signature of Approval		Date
*Business Address - City - Zip				This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.		
*Business Address - City - Zip				Signature of Contractor or Authorized Agent		Date
*Business Address - City - Zip				Signature of Owner (If Owner)		Date
*Type of Improvement / Kind of Const. <input type="checkbox"/> Sign <input type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish		*No. of off-street parking spaces:		Census Tract		Traffic Zone
Covered		Uncovered		Coordinate Ident. No.		
SUB-CHECK		Zone		Zone Approved By		
Disapproved		Date		Sub-Ck. By		
Approved		Date		Sub-Ck. By		
Minimum Setbacks in Feet		Plot Plan		New S.L.U. Code No.		Old S.L.U. Code No.
Front	Side	Side	Rear	Certificate of Occupancy		
Indicate Street - If Corner Lot				STREET		
Indicate North						

Note: 24 Hours notice is required for all inspections



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **734 MYSTIC FALLS WAY W, Apt. (10200 S)**

Project Number: **2008-12298**

Permits: 39174

Residential New

10/9/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 17 UNIT 37 COTTAGES @ RIVERWALK
4 PLEX/D UNIT
LANDSCAPE BOND PAID 2/22/10
CO ISSUED 2/23/10**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481028**

Tract Number: **COTTAGES @ RIVERWALK**

Lot Number: **BLDG 17 UNIT 37**

Date: **2/23/10**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

SOJ091009007



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-264-3742
 http://www.southjordancity.org

Permit #	39174
Project #	2008-12288
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	10/9/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
734 MYSTIC FALLS WAY W, Apt. (10200 S)	2711481028	COTTAGES @ RIVERWALK	BLDG 17 UNIT 37

Description of work:
 BLOG 17 UNIT 37 COTTAGES @ RIVERWALK
 4 PLEX/D UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$135,000.00	MF Residential	Type V B	1	False	1537.00	400.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,716.55	\$5,716.55	\$0.00
	MECH: FIP	9.60	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.60	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1734.42	\$0.00	\$17.34	(\$17.34)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1537.00	\$0.00	\$92.22	(\$92.22)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.65	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,439.60	(\$1,439.60)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1734.42	\$17.34		\$17.34
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1537.00	\$92.22		\$92.22
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.65	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,439.60		\$1,439.60
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,716.55	\$5,716.55	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

SOUTH JORDAN CITY

*Date of Application	Date Work Starts	Receipt No. 12298	Date issued	Permit Number
----------------------	------------------	-----------------------------	-------------	---------------

Bld. Use of Structure
Bldg. Address
Address Certificate No.
Lot # **Block** **Subd. Name & Number**
Property Location

Bd. Cottages / H. plex
734 W. Mystic Falls Way
D Unit
37 17 Cottages
2711481028

BUILDING FEE SCHEDULE

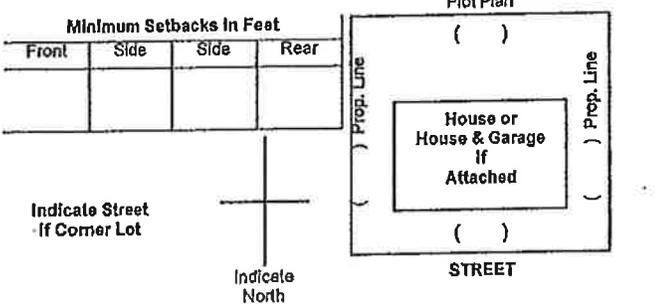
Square Ft. of Building	Valuation
<input type="checkbox"/> Rough Basement	Building Fees
<input type="checkbox"/> Finish Basement	Plan Check Fees
Carport sq. ft.	Electrical Fees
Garage sq. ft.	Plumbing Fees
Type of Bldg.	Mechanical Fees
No. of Bldgs.	Subtotal
No. of Stories	Water
No. of Bedrooms	Sewer
No. of Dwellings	Storm Sewer
Type of Construction	Moving or Demo.
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.	Temporary Conn.
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	Re-Inspection
Max. Occ. Load	State Fee
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	Total 5715.55

*Total Property Area - In Acres or Sq. Ft.	Total Bldg. Site Area Used	<input type="checkbox"/> If males and bounds see instructions
*Owner of Property	Phone	
*Mailing Address	City - Zip	
*Business Name Address	Business Lic. No.	
*Architect or Engineer	Phone	
*General Contractor	Phone	
*Business Address - City - Zip	*State Lic. No.	*City/Co. Lic. No.
*Electrical Contractor	Phone	
*Business Address - City - Zip	*State Lic. No.	*City/Co. Lic. No.
*Plumbing Contractor	Phone	
*Business Address - City - Zip	*State Lic. No.	*City/Co. Lic. No.
*Mechanical Contractor	Phone	
*Business Address - City - Zip	*State Lic. No.	*City/Co. Lic. No.
*Previous Usage of Land or Structure (Past 3 yrs.)		
*Dwell. Units Now on Lot	Accessory Bldgs. Now on Lot	
*Type of Improvement / Kind of Const.	<input type="checkbox"/> Remodel <input type="checkbox"/> Addition	<input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish
*No. of off-street parking spaces:	Covered	Uncovered

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			
Comments:			
Land Use Cert.			
Electrical Dept.			
HiBack C.G & S.			
Other			
Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No	Amount		

SUB-CHECK	Zone	Zone Approved By
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Disapproved Approved Date Sub-Ck. By



Note: 24 Hours notice is required for all inspections

This application does not become a permit until signed below.

Plan Chk. OK by _____ Date _____

Signature of Approval _____ Date _____

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* _____ Date _____
Signature or Contractor or Authorized Agent

* _____ Date _____
Signature of Owner (If Owner)

Census Tract	Traffic Zone	Coordinate Ident. No.
New S.L.U. Code No.	Old S.L.U. Code No.	

PLANNING DEPT. USE

Certificate of Occupancy

SOJ090129002



City of South Jordan
Building Division
 1800 W Towne Center Drive
 South Jordan, UT 84065
 801-264-3742
 http://www.southjordancity.org

Permit #	38394
Project #	2008-11135
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	1/29/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10210 S MYSTIC FALLS WAYS, Apt. (710)	2711481012	VILLAGE AT RIVERWALK	UNIT # 40 BLDG 18

Description of work.
 BLDG 18 UNIT 40 VILLAGE @ RIVERWALK
 TOWNHOMES/4 PLEX/C UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1625.00	653.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
				\$18,000.84	\$18,000.84	\$0.00
Building						
	MECH: FIP	9.60	1.00	\$0.00	\$9.60	(\$9.60)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1820.94	\$0.00	\$18.21	(\$18.21)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	Miscellaneous Fees	60.00	1.00	\$0.00	\$50.00	(\$50.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1625.00	\$0.00	\$97.50	(\$97.50)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	BLDG New Plan Check	600.00	1.00	\$0.00	\$500.00	(\$500.00)
	IMP ResMF All Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Landscape Bond	1000.00	1.00	\$0.00	\$1,000.00	(\$1,000.00)
	Valuation	0.00	0.00	\$0.00	\$1,620.74	(\$1,620.74)
	IMP ResMF All: Park/OS	2696.00	1.00	\$0.00	\$2,696.00	(\$2,696.00)
	IMP: 1" Culinary Water	5324.00	2.00	\$0.00	\$10,648.00	(\$10,648.00)
	MECH: FIP	9.60	1.00	\$9.60		\$9.60
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1820.94	\$18.21		\$18.21
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	Miscellaneous Fees	60.00	1.00	\$50.00		\$50.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1625.00	\$97.50		\$97.50
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	BLDG New Plan Check	600.00	1.00	\$500.00		\$500.00
	IMP ResMF All Roadway	882.00	1.00	\$882.00		\$882.00
	Landscape Bond	1000.00	1.00	\$1,000.00		\$1,000.00
	Valuation	0.00	0.00	\$1,620.74		\$1,620.74
	IMP ResMF All: Park/OS	2696.00	1.00	\$2,696.00		\$2,696.00
	IMP: 1" Culinary Water	5324.00	2.00	\$10,648.00		\$10,648.00
Totals				\$18,000.84	\$18,000.84	\$0.00



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10210 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11135**

Permits: **38394**

Residential New

1/29/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 18 UNIT 40 VILLAGE @ RIVERWALK
(TOWNHOME) 4-PLEX/C UNIT
2 1" WATER METERS FOR THIS BUILDING
LANDSCAPE BOND PAID 1/29/09
C.O. ISSUED 6/1/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481012**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 40 BLDG 18**

Date: **6/1/09**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

SOJ090129003



City of South Jordan

Building Division

1800 W Towne Center Drive
 South Jordan, UT 84065
 801-264-3742
 http://www.southjordancity.org

Permit #	38395
Project #	2008-11138
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	1/29/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10208 S MYSTIC FALLS WAY S, Apt. (710)	2711481011	VILLAGE AT RIVERWALK	UNIT # 41 BLDG 18

Description of work.
 BLDG 18 UNIT 41 VILLAGE @ RIVERWALK
 TOWNHOME/4 PLEX/B UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1652.00	547.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,804.68	\$5,804.68	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.60	(\$9.60)
	PLUMB: Water/Heater	13.50	1.00	\$0.00	\$13.60	(\$13.60)
	State Fee	0.01	1822.56	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF All Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,620.74	(\$1,620.74)
	IMP ResMF All: Park/OS	2596.00	1.00	\$0.00	\$2,696.00	(\$2,696.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.60
	PLUMB: Water/Heater	13.50	1.00	\$13.50		\$13.60
	State Fee	0.01	1822.56	\$18.23		\$18.23
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF All Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,620.74		\$1,620.74
	IMP ResMF All: Park/OS	2596.00	1.00	\$2,696.00		\$2,696.00
Totals				\$5,804.68	\$5,804.68	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4094

Print Form

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008	Date Work Starts	Receipt No. 11136	Date Issued	Permit Number
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*Proposed Use of Structure
Townhomes

BUILDING FEE SCHEDULE

*Bldg. Address
10208 South Mystic Falls Way

Square Ft. of Building	Valuation
<input type="checkbox"/> Rough Basement	Building Fees
<input type="checkbox"/> Finish Basement	Plan Check Fees

*Address Certificate No.
Assessors Parcel No.
271148101

Carport sq. ft.	Electrical Fees
Garage sq. ft.	Plumbing Fees

*Lot # 41, *Block 18, *Subd. Name & Number Villages at Riverwalk 3 Unit

Type of Bldg.	Occ. Group	Mechanical Fees
No. of Bldgs.	R. Value Walls Roof	Subtotal

*Property Location
10250 South 780 West

No. of Stories	R	R	Water
No. of Bedrooms			Sewer

*Total Property Area - In Acres or Sq. Ft.
Total Bldg. Site Area Used

No. of Dwellings			Storm Sewer
Type of Construction	<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Moving or Demo.

*Owner of Property
Villages at Riverwalk/Brad Reynolds
Phone 801-281-2200

Max. Occ. Load	Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	Total	5904.58
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*Mailing Address
PO Box 17958 Salt Lake City 84117

Special Approvals	Required	Received	Approved
Board of Adjustment			

*Business Name Address
Business Lic. No. 249108-5501

Health Dept.			
Fire Dept.			

*Architect or Engineer
JSA Architects
Phone 801-733-2500

Soil Report			
Water or Well Permit			

*General Contractor
Brad Reynolds Construction, Inc.
Phone 801-281-2200

Traffic Engineer			
Flood Control			

*Business Address - City - Zip
PO Box 17958 Salt Lake City 84117

Sewer or Septic Tank			
City Engineer (off site)			

*Electrical Contractor
TS Electric
Phone 801-263-0188

Gas			
Comments:			

*Business Address - City - Zip
6220 South 300 West Murray, UT 84107

Land Use Cert.			
Electrical Dept.			

*Plumbing Contractor
Cable Plumbing
Phone 435-258-2528

HiBack C.G & S.			
Other			

*Mechanical Contractor
Comfort Solutions
Phone 801-393-2205

Bond Required	<input type="checkbox"/> Yes <input type="checkbox"/> No	Amount	
---------------	--	--------	--

*Business Address - City - Zip
2023 Wall Avenue Ogden 84401

This application does not become a permit until signed below.			
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*Previous Usage of Land or Structure (Past 3 yrs.)

Signature of Approval	Date
-----------------------	------

*Dwell. Units Now on Lot
*Accessory Bldgs. Now on Lot

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

*Type of Improvement / Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

*No. of off-street parking spaces:
Covered _____ Uncovered _____

*
Signature or Contractor or Authorized Agent _____ Date _____

SUB-CHECK Zone _____ Zone Approved By _____

*
Signature of Owner (If Owner) _____ Date _____

Disapproved _____ Date _____ Sub-Ck. By _____

Minimum Setbacks In Feet			
Front	Side	Side	Rear



Indicate Street If Corner Lot

Indicate North

Note: 24 Hours notice is required for all inspections

*
Signature of Contractor or Authorized Agent _____ Date _____

*
Signature of Owner (If Owner) _____ Date _____

PLANNING DEPT. USE	Census Tract	Traffic Zone	Coordinate Ident. No.
	New S.L.U. Code No.		Old S.L.U. Code No.
	Certificate of Occupancy		



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10208 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11136**

Permits: 38395

Residential New

1/29/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 18 UNIT 41 VILLAGE AT RIVERWALK
(TOWNHOME) 4-PLEX/B UNIT
LANDSCAPE BOND PAID 1/29/09
C.O. ISSUED 6/1/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481011**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 41 BLDG 18**

Date: **6/1/09**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan
Building Division
 1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

Permit #	38397
Project #	2008-11137
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	1/29/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10208 S MYSTIC FALLS WAY S, Apt. (710)	1020810206	VILLAGE AT RIVERWALK	UNIT # 42 BLDG 18

Description of work.
 BLDG 18 UNIT 42 VILLAGE @ RIVERWALK
 TOWNHOME/4 PLEX/D UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$135,000.00	MF Residential	Type V B	1	False	1537.00	400.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,715.55	\$5,715.55	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1734.42	\$0.00	\$17.34	(\$17.34)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1537.00	\$0.00	\$92.22	(\$92.22)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,439.50	(\$1,439.50)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1734.42	\$17.34		\$17.34
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1537.00	\$92.22		\$92.22
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,439.50		\$1,439.50
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,715.55	\$5,715.55	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4095

Print Form

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008	Date Work Starts	Receipt No. 11137	Date Issued	Permit Number
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*Proposed Use of Structure
Townhomes

*Bldg. Address
10206 South Mystic Falls Way

*Address Certificate No. Assessors Parcel No.

*Lot # 42	*Block 18	*Subd. Name & Number Villages at Riverwalk	<i>D Unit</i>
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*Property Location
10250 South 780 West

*Total Property Area - In Acres or Sq. Ft. Total Bldg. Site Area Used

*Owner of Property
Villages at Riverwalk/Brad Reynolds

*Mailing Address
PO Box 17958

*Business Name Address Business Lic. No.
249108-5501

*Architect or Engineer
JSA Architects

*General Contractor
Brad Reynolds Construction, Inc.

*Business Address - City - Zip State Lic. No. City/Co. Lic. No.
PO Box 17958 Salt Lake City 84117 249108-5501 13800A

*Electrical Contractor
TS Electric

*Business Address - City - Zip State Lic. No. City/Co. Lic. No.
6220 South 300 West Murray, UT 84107 89249403-5501

*Plumbing Contractor
Cable Plumbing

*Business Address - City - Zip State Lic. No. City/Co. Lic. No.
3434 West 6800 South Wellsville 84339 000035233-2

*Mechanical Contractor
Comfort Solutions

*Business Address - City - Zip State Lic. No. City/Co. Lic. No.
2023 Wall Avenue Ogden 84401 479189-5501

*Previous Usage of Land or Structure (Past 3 yrs.)

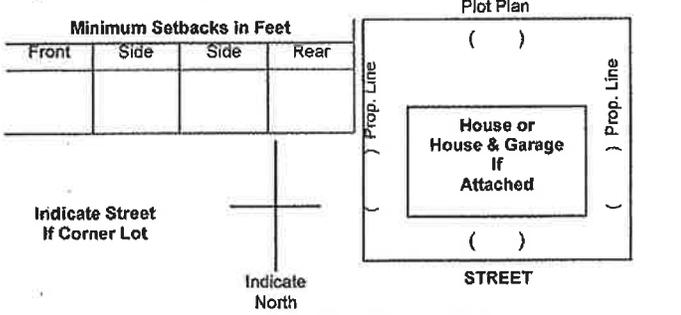
*Dwell. Units Now on Lot *Accessory Bldgs. Now on Lot

*Type of Improvement / Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

*No. of off-street parking spaces:
Covered Uncovered

SUB-CHECK Zone Zone Approved By

Disapproved _____
Approved _____ Date Sub-Ck. By _____



Note: 24 Hours notice is required for all inspections

BUILDING FEE SCHEDULE

Square Ft. of Building		Valuation	
<input type="checkbox"/> Rough Basement		Building Fees	
<input type="checkbox"/> Finish Basement		Plan Check Fees	
Carport sq. ft.		Electrical Fees	
Garage sq. ft.		Plumbing Fees	
Type of Bldg.	Occ. Group	Mechanical Fees	
No. of Bldgs.	R. Value Walls Roof	Subtotal	
No. of Stories	R R	Water	
No. of Bedrooms		Sewer	
No. of Dwellings		Storm Sewer	
Type of Construction		Moving or Demo.	
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Temporary Conn.	
Max. Occ. Load		Re-inspection	
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		State Fee	
		Total	5115.65

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

Comments:

Land Use Cert. **AUG 28 2008**

Electrical Dept.

HIBack C.G & S.

Other

Bond Required Yes No Amount

This application does not become a permit until signed below.

Plan Chk. OK by _____

Signature of Approval _____ Date _____

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* _____ Date _____

Signature or Contractor or Authorized Agent

* _____ Date _____

Signature of Owner (if Owner)

PLANNING DEPT. USE

Census Tract	Traffic Zone	Coordinate Ident. No.
New S.L.U. Code No.		Old S.L.U. Code No.
Certificate of Occupancy		



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10206 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11137**

Permits: 38397

Residential New

1/29/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 18 UNIT 42 VILLAGE AT RIVERWALK
(TOWNHOME) 4-PLEX/D UNIT
LANDSCAPE BOND PAID 1/29/09
CO ISSUED 5/28/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **1020610206**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 42 BLDG 18**

Date: *5/28/09*

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

SOJ090129005

Permit #	38398
Project #	2008-11138
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	1/29/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10204 S MYSTIC FALLS WAY S, Apt. (710)	1025010250	VILLAGE AT RIVERWALK	UNIT # 42 BLDG 18

Description of work.
 BLDG 18 UNIT 43 VILLAGE @ RIVERWALK
 TOWNHOME/4 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,780.05	\$5,780.05	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.65	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1808.18	\$18.08		\$18.08
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,507.20		\$1,507.20
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,780.05	\$5,780.05	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4096

Print Form

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008	Date Work Starts	Receipt No. 11138	Date Issued	Permit Number
--------------------------------------	------------------	----------------------	-------------	---------------

*Proposed Use of Structure
Townhomes

*Bldg. Address
10204 South Mystic Falls Way

*Address Certificate No. Assessors Parcel No.

*Lot # *Block * Subd. Name & Number
43 18 Villages at Riverwalk **A Unit**

*Property Location
10250 South 780 West *If metes and bounds see instructions

*Total Property Area - In Acres or Sq. Ft. Total Bldg. Site Area Used

*Owner of Property
Villages at Riverwalk/Brad Reynolds Phone 801-281-2200

*Mailing Address
PO Box 17958 City - Zip Salt Lake City 84117

*Business Name Address Business Lic. No. 249108-5501

*Architect or Engineer
JSA Architects Phone 801-733-2500

*General Contractor
Brad Reynolds Construction, Inc. Phone 801-281-2200

*Business Address - City - Zip
PO Box 17958 Salt Lake City 84117

*State Lic. No. 249108-5501 *City/Co. Lic. No. 13800A

*Electrical Contractor
TS Electric Phone 801-263-0188

*Business Address - City - Zip
6220 South 300 West Murray, UT 84107

*State Lic. No. 89249403-5501 *City/Co. Lic. No.

*Plumbing Contractor
Cable Plumbing Phone 435-258-2528

*Business Address - City - Zip
3434 West 6800 South Wellsville 84339

*State Lic. No. 000035233-2 *City/Co. Lic. No.

*Mechanical Contractor
Comfort Solutions Phone 801-393-2205

*Business Address - City - Zip
2023 Wall Avenue Ogden 84401

*State Lic. No. 479189-5501 *City/Co. Lic. No.

*Previous Usage of Land or Structure (Past 3 yrs.)

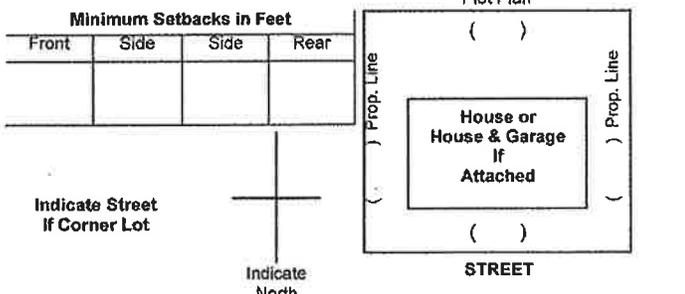
*Dwell. Units Now on Lot *Assessory Bldgs. Now on Lot

*Type of Improvement / Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

*No. of off-street parking spaces:
 Covered Uncovered

SUB-CHECK Zone Zone Approved By

Disapproved Approved Date Sub-Ck. By



Note: 24 Hours notice is required for all inspections

BUILDING FEE SCHEDULE

Square Ft. of Building	Valuation
<input type="checkbox"/> Rough Basement	Building Fees
<input type="checkbox"/> Finish Basement	Plan Check Fees
Carport sq. ft.	Electrical Fees
Garage sq. ft.	Plumbing Fees
Type of Bldg.	Mechanical Fees
Occ. Group	Subtotal
No. of Bldgs.	Water
R. Value Walls Roof	Sewer
No. of Stories	Storm Sewer
No. of Bedrooms	Moving or Demo.
No. of Dwellings	Temporary Conn.
Type of Construction	Re-inspection
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.	State Fee
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	
Max. Occ. Load	
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	Total 5790.05

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

Comments:

Land Use Cert. **AUG 28 2008**

Electrical Dept.

HiBack C.G & S.

Other

Bond Required Yes No Amount

This application does not become a permit until signed below.

Plan Chk. OK by

Signature of Approval Date

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* Signature or Contractor or Authorized Agent Date

* Signature of Owner (If Owner) Date

PLANNING DEPT. USE

Census Tract	Traffic Zone	Coordinate Ident. No.
New S.L.U. Code No.	Old S.L.U. Code No.	
Certificate of Occupancy		



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10204 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11138**

Permits: 38398

Residential New

1/29/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 18 UNIT 43 VILLAGE AT RIVERWALK
(TOWNHOME) 4-PLEX/A UNIT
LANDSCAPE BOND PAID 1/29/09
CO ISSUED 5/28/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **1025010250**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 43 BLDG 18**

Date: **5/28/09**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

SOJ090311001



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

Permit #	38514
Project #	2008-11146
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	3/11/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10218 S MYSTIC FALLS WAYS, Apl (710)	2711481022	VILLAGE AT RIVERWALK	UNIT # 44 BLDG 16

Description of work.
 BLDG 19 UNIT 44 VILLAGE @ RIVERWALK
 4 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date:	11/30/2009

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date:	11/30/2009

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$18,593.98	\$18,593.98	\$0.00
	State Fee	0.01	800.98	\$8.01	\$8.01	(\$8.01)
	MECH: FIP	9.50	1.00	\$9.50	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$13.50	\$13.50	(\$13.50)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00	\$32.00	(\$32.00)
	Miscellaneous Fees	60.00	1.00	\$60.00	\$60.00	(\$60.00)
	IMP ResMF: Fire Services	71.63	1.00	\$71.63	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.08	1638.00	\$98.28	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$136.16	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$147.70	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$200.00	\$200.00	(\$200.00)
	BLDG New Plan Check	600.00	1.00	\$600.00	\$600.00	(\$600.00)
	First Meter	308.00	2.00	\$616.00	\$616.00	(\$616.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00	\$882.00	(\$882.00)
	Landscape Bond	1000.00	1.00	\$1,000.00	\$1,000.00	(\$1,000.00)
	Valuation	0.00	0.00	\$1,607.20	\$1,607.20	(\$1,607.20)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00	\$2,596.00	(\$2,596.00)
	IMP: 1" Culinary Water	5324.00	2.00	\$10,648.00	\$10,648.00	(\$10,648.00)
	State Fee	0.01	800.98	\$8.01	\$8.01	\$8.01
	MECH: FIP	9.50	1.00	\$9.50	\$9.50	\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50	\$13.50	\$13.50
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00	\$32.00	\$32.00
	Miscellaneous Fees	60.00	1.00	\$60.00	\$60.00	\$60.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63	\$71.63	\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00	\$78.00	\$78.00
	ELEC: Finished SF	0.08	1638.00	\$98.28	\$98.28	\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16	\$136.16	\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70	\$147.70	\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00	\$200.00	\$200.00
	BLDG New Plan Check	600.00	1.00	\$600.00	\$600.00	\$600.00
	First Meter	308.00	2.00	\$616.00	\$616.00	\$616.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00	\$882.00	\$882.00
	Landscape Bond	1000.00	1.00	\$1,000.00	\$1,000.00	\$1,000.00
	Valuation	0.00	0.00	\$1,507.20	\$1,507.20	\$1,507.20
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00	\$2,596.00	\$2,596.00
	IMP: 1" Culinary Water	5324.00	2.00	\$10,648.00	\$10,648.00	\$10,648.00
Totals				\$18,593.98	\$18,593.98	\$0.00



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10218 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11146**

Permits: **38514**

Residential New

3/11/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 19 UNIT 44 VILLAGE @ RIVERWALK (TOWNHOME)
4-PLEX/A UNIT
2 1" WATER METERS FOR THIS BUILDING
LANDSCAPE BOND PAID 3/11/09
C.O. ISSUED 7/1/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481022**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 44 BLDG 19**

Date: **7/1/09**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

50.1090311003



City of South Jordan
Building Division
 1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

Permit #	38526
Project #	2008-11149
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	3/11/2009

Construction Permit

Address Full Street Name 10214 S MYSTIC FALLS WAY S, Apt. (710)	Assessors Parcel No. 271148102	Tract Parcel Map Number VILLAGE AT RIVERWALK	Lot Number UNIT # 48 BLDG 19
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Description of work.
 BLDG 19 UNIT 48 VILLAGE @ RIVERWALK
 4 PLEX/B UNIT

Building Value \$147,000.00	Occupancy MF Residential	Construction Type V B	Units 1	Sprinkler False	Square Feet 1652.00	Garage Sq. Ft. 547.00
--------------------------------	-----------------------------	--------------------------	------------	--------------------	------------------------	--------------------------

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
				\$5,804.58	\$5,804.58	\$0.00
Multifamily Residential						
	MECH: FIP	9.50	1.00	\$0.00	\$9.60	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1822.56	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF All: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	MECH: FIP	13.50	1.00	\$13.50		\$13.50
	PLUMB: WaterHeater	0.01	1822.56	\$18.23		\$18.23
	State Fee	16.00	2.00	\$32.00		\$32.00
	MECH: Furnace/Air Conditioner	71.63	1.00	\$71.63		\$71.63
	IMP ResMF: Fire Services	78.00	1.00	\$78.00		\$78.00
	IMP ResSF: Offsite Cleaning	0.06	1652.00	\$99.12		\$99.12
	ELEC: Finished SF	136.16	1.00	\$136.16		\$136.16
	IMP ResMF: Police Services	10.55	14.00	\$147.70		\$147.70
	PLUMB: Drain	200.00	1.00	\$200.00		\$200.00
	IMP ResSF: Construction Water	882.00	1.00	\$882.00		\$882.00
	IMP ResMF Att Roadway	0.00	0.00	\$1,520.74		\$1,520.74
	Valuation	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP ResMF All: Park/OS			\$5,804.58	\$5,804.58	\$0.00
Totals						

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Plan # 4109

Print Form

SOUTH JORDAN CITY

*Date of Application: Aug 28, 2008
 *Date Work Starts: _____
 *Receipt No.: 11149
 *Date Issued: _____
 *Permit Number: _____

*Proposed Use of Structure: Townhomes

*Bldg. Address: 10214 South Mystic Falls Way

*Address Certificate No.: _____
 *Assessors Parcel No.: 271148102

*Lot # 46, *Block 19, *Subd. Name & Number: Villages at Riverwalk B Unit

*Property Location: 10250 South 780 West

*Total Property Area - In Acres or Sq. Ft.: _____

*Owner of Property: Villages at Riverwalk/Brad Reynolds
 Phone: 801-281-2200

*Mailing Address: PO Box 17958, Salt Lake City 84117

*Business Name Address: _____
 Business Lic. No.: 249108-5501

*Architect or Engineer: JSA Architects
 Phone: 801-733-2500

*General Contractor: Brad Reynolds Construction, Inc.
 Phone: 801-281-2200

*Business Address - City - Zip: PO Box 17958 Salt Lake City 84117
 *State Lic. No.: 249108-5501, *City/Co. Lic. No.: 13800A

*Electrical Contractor: TS Electric
 Phone: 801-263-0188

*Business Address - City - Zip: 6220 South 300 West Murray, UT 84107
 *State Lic. No.: 89249403-5501, *City/Co. Lic. No.: _____

*Plumbing Contractor: Cable Plumbing
 Phone: 435-258-2528

*Business Address - City - Zip: 3434 West 6800 South Wellsville 84339
 *State Lic. No.: 000035233-2, *City/Co. Lic. No.: _____

*Mechanical Contractor: Comfort Solutions
 Phone: 801-393-2205

*Business Address - City - Zip: 2023 Wall Avenue Ogden 84401
 *State Lic. No.: 479189-5501, *City/Co. Lic. No.: _____

*Previous Usage of Land or Structure (Past 3 yrs.): _____

*Dwell. Units Now on Lot: _____
 *Accessory Bldgs. Now on Lot: _____

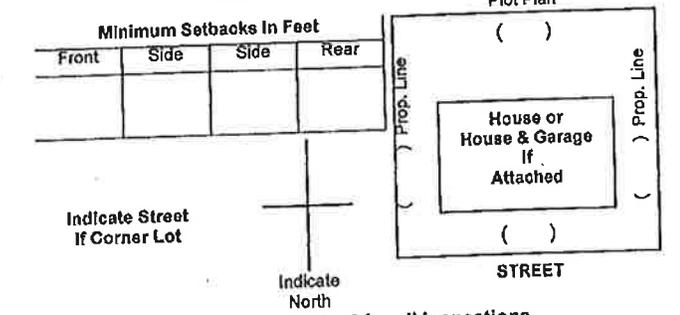
BUILDING FEE SCHEDULE			
Square Ft. of Building		Valuation	
<input type="checkbox"/> Rough Basement		Building Fees	
<input type="checkbox"/> Finish Basement		Plan Check Fees	
Carport sq. ft.		Electrical Fees	
Garage sq. ft.		Plumbing Fees	
Type of Bldg.	Occ. Group	Mechanical Fees	
No. of Bldgs.	R. Value Walls Roof	Subtotal	
No. of Stories	R R	Water	
No. of Bedrooms		Sewer	
No. of Dwellings		Storm Sewer	
Type of Construction		Moving or Demo.	
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.		Temporary Conn.	
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Re-inspection	
Max. Occ. Load		State Fee	
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Total	5804.58
Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			
Comments:	AUG 28 2008		

*Type of Improvement / Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

*No. of off-street parking spaces: Covered _____ Uncovered _____

SUB-CHECK Zone _____ Zone Approved By _____

Disapproved _____ Approved _____ Date _____ Sub-Ck. By _____



Plan Chk. OK by _____ Date _____

Signature of Approval _____ Date _____

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* Signature or Contractor or Authorized Agent _____ Date _____

* Signature of Owner (If Owner) _____ Date _____

PLANNING DEPT. USE

Census Tract	Traffic Zone	Coordinate Ident. No.
New S.L.U. Code No.		Old S.L.U. Code No.
Certificate of Occupancy		

Note: 24 Hours notice is required for all inspections



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10214 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11149**

Permits: **38525**

Residential New

3/11/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 19 UNIT 46 VILLAGE @ RIVERWALK (TOWNHOME)
4-PLEX/B UNIT
LANDSCAPE BOND PAID 3/11/09
CO ISSUED 7/7/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **271148102**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 46 BLDG 19**

Date: **7/7/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

SOJ090311004



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84085
 801-254-3742
 http://www.southjordancity.org

Permit #	38527
Project #	2008-11150
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	3/11/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10212 S MYSTIC FALLS WAY S, Apt. (710)	2711481013	VILLAGE AT RIVERWALK	UNIT # 47 BLDG 19

Description of work.
 BLDG 19 UNIT 47 VILLAGE @ RIVERWALK
 4 PLEX/C UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1625.00	653.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$5,802.94	\$5,802.94	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: Water/Heater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1820.94	\$0.00	\$18.21	(\$18.21)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1625.00	\$0.00	\$97.50	(\$97.50)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF All Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF All: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: Water/Heater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1820.94	\$18.21		\$18.21
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1625.00	\$97.50		\$97.50
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF All Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF All: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,802.94	\$5,802.94	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4110

Print Form

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. 11150	Date Issued	Permit Number
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE		
*Bldg. Address 10212 South Mystic Falls Way				Square Ft. of Building		Valuation
*Address Certificate No.				<input type="checkbox"/> Rough Basement		Building Fees
Assessors Parcel No. 2711481013				<input type="checkbox"/> Finish Basement		Plan Check Fees
*Lot # 47	*Block 19	*Subd. Name & Number Villages at Riverwalk C Unit		Carport sq. ft.		Electrical Fees
*Property Location 10250 South 780 West		<input type="checkbox"/> If metes and bounds see instructions		Garage sq. ft.		Plumbing Fees
*Total Property Area - In Acres or Sq. Ft.				Total Bldg. Site Area Used		Mechanical Fees
*Owner of Property Villages at Riverwalk/Brad Reynolds				No. of Bldgs.		Subtotal
Phone 801-281-2200				R. Value Walls Roof		Water
*Mailing Address PO Box 17958				No. of Stories		Sewer
City - Zip Salt Lake City 84117				R R		Storm Sewer
*Business Name Address				No. of Bedrooms		Moving or Demo.
Business Lic. No. 249108-5501				No. of Dwellings		Temporary Conn.
*Architect or Engineer JSA Architects				Type of Construction <input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Re-inspection
Phone 801-733-2500				Max. Occ. Load		State Fee
*General Contractor Brad Reynolds Construction, Inc.				Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Total 5802.94
Phone 801-281-2200				Special Approvals		Required
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117				Board of Adjustment		Received
*State Lic. No. 249108-5501	*City/Co. Lic. No. 13800A		Health Dept.		Approved	
*Electrical Contractor TS Electric				Fire Dept.		
Phone 801-263-0188				Soil Report		
*Business Address - City - Zip 6220 South 300 West Murray, UT 84107				Water or Well Permit		
*State Lic. No. 89249403-5501	*City/Co. Lic. No.		Traffic Engineer			
*Plumbing Contractor Cable Plumbing				Flood Control		
Phone 435-258-2528				Sewer or Septic Tank		
*Business Address - City - Zip 3434 West 6800 South Wellsville 84339				City Engineer (off site)		
*State Lic. No. 000035233-2	*City/Co. Lic. No.		Gas			
*Mechanical Contractor Comfort Solutions				Comments:		
Phone 801-393-2205				Land Use Cert. AUG 28 2008		
*Business Address - City - Zip 2023 Wall Avenue Ogden 84401				Electrical Dept.		
*State Lic. No. 479189-5501	*City/Co. Lic. No.		HiBack C.G & S.			
*Previous Usage of Land or Structure (Past 3 yrs.)				Other		
*Dwell. Units Now on Lot				Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount		
*Assessory Bldgs. Now on Lot				This application does not become a permit until signed below.		
*Type of Improvement / Kind of Const. <input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish				Plan Chk. OK by		
*No. of off-street parking spaces: Covered _____ Uncovered _____				Signature of Approval _____ Date _____		
SUB-CHECK Zone _____ Zone Approved By _____				This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.		
Disapproved _____ Approved _____ Date _____ Sub-Ck. By _____				* _____ Signature or Contractor or Authorized Agent _____ Date _____		
Minimum Setbacks In Feet Front _____ Side _____ Side _____ Rear _____				* _____ Signature of Owner (If Owner) _____ Date _____		
Indicate Street If Corner Lot				PLANNING DEPT. USE		
Indicate North				Census Tract _____ Traffic Zone _____ Coordinate Ident. No. _____		
Plot Plan House or House & Garage If Attached				New S.L.U. Code No. _____ Old S.L.U. Code No. _____		
Note: 24 Hours notice is required for all inspections				Certificate of Occupancy _____		



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10212 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11150**

Permits: **38527**

Residential New

3/11/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 19 UNIT 47 VILLAGE @ RIVERWALK (TOWNHOME)
4-PLEX/C UNIT
LANDSCAPE BOND PAID 3/11/09
CO ISSUED 7/8/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481013**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 47 BLDG 19**

Date: **7/8/09**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

SOJ090424001

Permit #	38607
Project #	2008-11151
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	4/24/2009

Construction Permit

Address Full Street Name	Assessor Parcel No.	Tract Parcel Map Number	Lot Number
10228 S MYSTIC FALLS WAY S, Apt. (710)	2714233004	VILLAGE AT RIVERWALK	UNIT # 48 BLDG 20

Description of work.

BLDG 20 UNIT 48 COTTAGES @ RIVERWALK TOWNHOMES/4 PLEX/C UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1625.00	553.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	Exp. Date
249108	11/30/2009

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	Exp. Date
249108	11/30/2009

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$18,616.94	\$18,616.94	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1820.94	\$0.00	\$18.21	(\$18.21)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	Miscellaneous Fees	50.00	1.00	\$0.00	\$50.00	(\$50.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1625.00	\$0.00	\$97.50	(\$97.50)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	BLDG New Plan Check	500.00	1.00	\$0.00	\$500.00	(\$500.00)
	First Meter	308.00	2.00	\$0.00	\$616.00	(\$616.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Landscape Bond	1000.00	1.00	\$0.00	\$1,000.00	(\$1,000.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 1" Culinary Water	5324.00	2.00	\$0.00	\$10,648.00	(\$10,648.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1820.94	\$18.21		\$18.21
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	Miscellaneous Fees	50.00	1.00	\$50.00		\$50.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1625.00	\$97.50		\$97.50
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	BLDG New Plan Check	500.00	1.00	\$500.00		\$500.00
	First Meter	308.00	2.00	\$616.00		\$616.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	Landscape Bond	1000.00	1.00	\$1,000.00		\$1,000.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 1" Culinary Water	5324.00	2.00	\$10,648.00		\$10,648.00
Totals				\$18,616.94	\$18,616.94	\$0.00

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Print Form

Plan# 4111

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008	Date Work Starts	Receipt No. 11151	Date Issued	Permit Number
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*Proposed Use of Structure
Townhomes

BUILDING FEE SCHEDULE

*Bldg. Address
10228 South Mystic Falls Way

Square Ft. of Building		Valuation	
<input type="checkbox"/> Rough Basement		Building Fees	
<input type="checkbox"/> Finish Basement		Plan Check Fees	
Carport sq. ft.		Electrical Fees	
Garage sq. ft.		Plumbing Fees	
Type of Bldg.	Occ. Group	Mechanical Fees	
No. of Bldgs.	R. Value Walls Roof	Subtotal	
No. of Stories	R R	Water	
No. of Bedrooms		Sewer	
No. of Dwellings		Storm Sewer	
Type of Construction <input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Moving or Demo.	
Max. Occ. Load		Temporary Conn.	
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Re-inspection	
		State Fee	
		Total	18,616.94
Special Approvals		Required	Received
Board of Adjustment			Approved
Health Dept.			
Fire Dept.			
Soil Report			

*Address Certificate No.

Assessors Parcel No.
2714233004

*Lot # 48 *Block 20 *Subd. Name & Number Villages at Riverwalk C Unit

*Property Location
10250 South 780 West

*If metes and bounds see instructions

*Total Property Area - In Acres or Sq. Ft.

Total Bldg. Site Area Used

*Owner of Property
Villages at Riverwalk/Brad Reynolds

Phone

801-281-2200

*Mailing Address
PO Box 17958

City - Zip

Salt Lake City 84117

*Business Name Address

Business Lic. No.

249108-5501

*Architect or Engineer
JSA Architects

Phone

801-733-2500

*General Contractor
Brad Reynolds Construction, Inc.

Phone

801-281-2200

*Business Address - City - Zip
PO Box 17958 Salt Lake City 84117

*State Lic. No.

249108-5501

*City/Co. Lic. No.

13899A

*Electrical Contractor
TS Electric

Phone

801-263-0188

*Business Address - City - Zip
6220 South 300 West Murray, UT 84107

*State Lic. No.

89249403-5501

*Plumbing Contractor
Cable Plumbing

Phone

435-258-2528

*Business Address - City - Zip
3434 West 6800 South Wellsville 84339

*State Lic. No.

000035233-2

*Mechanical Contractor
Comfort Solutions

Phone

801-393-2205

*Business Address - City - Zip
2023 Wall Avenue Ogden 84401

*State Lic. No.

479189-5501

*Previous Usage of Land or Structure (Past 3 yrs.)

*Dwell. Units Now on Lot

*Assessory Bldgs. Now

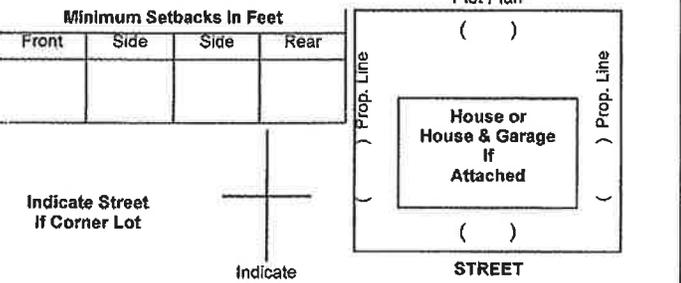
*Type of Improvement / Kind of Const.
 Sign Build Remodel Ad
 Repair Move Convert Use De

*No. of off-street parking spaces:
Covered _____ Uncovered _____

Confirm approval by Damir. Check 4/20/09 # 20149

SUB-CHECK
Zone _____ Zone Approved By _____

Disapproved _____ Approved _____ Date _____ Sub-Ck. By _____



Note: 24 Hours notice is required for all inspections

Approval

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* _____
Signature or Contractor or Authorized Agent Date

* _____
Signature of Owner (If Owner) Date

PLANNING DEPT. USE

Census Tract	Traffic Zone	Coordinate Ident. No.
New S.L.U. Code No.		Old S.L.U. Code No.
Certificate of Occupancy		



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10228 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11151**

Permits: 38607

Residential New

4/24/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 20 UNIT 48 COTTAGES @ RIVERWALK (TOWNHOME)
4-PLEX/C UNIT
2 1" CULINARY WATER METERS FOR ENTIRE 4 PLEX
LANDSCAPE BOND PAID ON THIS UNIT FOR ENTIRE 4 PLEX
CO ISSUED 8/4/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233004**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 48 BLDG 20**

Date: **8/4/08**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

50J090424003

Permit #	38809
Project #	2008-11153
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	4/24/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10224 S MYSTIC FALLS WAY S, Apt. (710)	1022410224	VILLAGE AT RIVERWALK	UNIT # 50 BLDG 20

Description of work.
 BLDG 20 UNIT 50 COTTAGES @ RIVERWALK TOWNHOMES/4 PLEX/D UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$135,000.00	MF Residential	Type V B	1	False	1537.00	400.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17968 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17968 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249106	Exp. Date: 11/30/2009
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Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17968 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249106	Exp. Date: 11/30/2009
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Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi-Family Residential				\$5,715.55	\$5,715.55	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1734.42	\$0.00	\$17.34	(\$17.34)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.08	1537.00	\$0.00	\$92.22	(\$92.22)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,439.50	(\$1,439.50)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1734.42	\$17.34		\$17.34
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1537.00	\$92.22		\$92.22
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,439.50		\$1,439.50
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,715.55	\$5,715.55	\$0.00

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Print Form

Plan # 413

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008	Date Work Starts	Receipt No. 11153	Date Issued	Permit Number
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*Proposed Use of Structure
Townhomes

*Bldg. Address
10224 South Mystic Falls Way

*Address Certificate No. Assessors Parcel No.

*Lot # *Block *Subd. Name & Number
50 20 Villages at Riverwalk **D Unit**

*Property Location
10250 South 780 West *If metes and bounds see instructions

*Total Property Area - In Acres or Sq. Ft. Total Bldg. Site Area Used

*Owner of Property
Villages at Riverwalk/Brad Reynolds Phone 801-281-2200

*Mailing Address
PO Box 17958 City - Zip Salt Lake City 84117

*Business Name Address Business Lic. No. 249108-5501

*Architect or Engineer
JSA Architects Phone 801-733-2500

*General Contractor
Brad Reynolds Construction, Inc. Phone 801-281-2200

*Business Address - City - Zip *State Lic. No. *City/Co. Lic. No.
PO Box 17958 Salt Lake City 84117 249108-5501 13800A

*Electrical Contractor
TS Electric Phone 801-263-0188

*Business Address - City - Zip *State Lic. No. *City/Co. Lic. No.
6220 South 300 West Murray, UT 84107 89249403-5501

*Plumbing Contractor
Cable Plumbing Phone 435-258-2528

*Business Address - City - Zip *State Lic. No. *City/Co. Lic. No.
3434 West 6800 South Wellsville 84339 000035233-2

*Mechanical Contractor
Comfort Solutions Phone 801-393-2205

*Business Address - City - Zip *State Lic. No. *City/Co. Lic. No.
2023 Wall Avenue Ogden 84401 479189-5501

*Previous Usage of Land or Structure (Past 3 yrs.)

*Dwell. Units Now on Lot *Assessory Bldgs. Now on Lot

BUILDING FEE SCHEDULE			
Square Ft. of Building		Valuation	
<input type="checkbox"/> Rough Basement		Building Fees	
<input type="checkbox"/> Finish Basement		Plan Check Fees	
Carport sq. ft.		Electrical Fees	
Garage sq. ft.		Plumbing Fees	
Type of Bldg.	Occ. Group	Mechanical Fees	
No. of Bldgs.	R. Value Walls Roof	Subtotal	
No. of Stories	R R	Water	
No. of Bedrooms		Sewer	
No. of Dwellings		Storm Sewer	
Type of Construction		Moving or Demo.	
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.		Temporary Conn.	
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Re-inspection	
Max. Occ. Load		State Fee	
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Total	5715.55
Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

Comments:

AUG 28 2008

Land Use Cert.

Electrical Dept.

HiBack C.G & S.

Other

Bond Required Yes No Amount

This application does not become a permit until signed below.

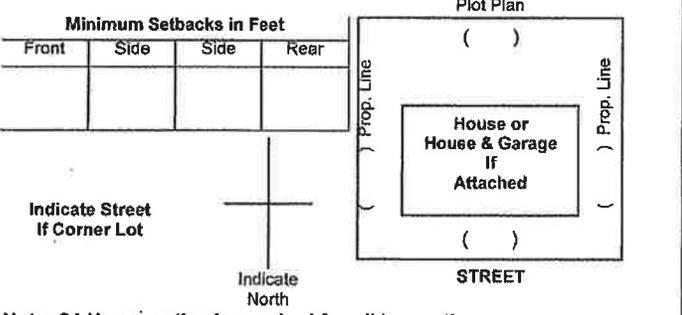
*Type of Improvement / Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

*No. of off-street parking spaces:
 Covered Uncovered

SUB-CHECK Zone Zone Approved By

Disapproved _____ Date _____ Sub-Ck. By _____

Approved _____ Date _____ Sub-Ck. By _____



Note: 24 Hours notice is required for all inspections

Signature of Approval _____ Date _____

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* _____ Date _____
 Signature or Contractor or Authorized Agent

* _____ Date _____
 Signature of Owner (If Owner)

PLANNING DEPT. USE	Census Tract	Traffic Zone	Coordinate Ident. No.
	New S.L.U. Code No.		Old S.L.U. Code No.
	Certificate of Occupancy		



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10224 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11153**

Permits: 38609

Residential New

4/24/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 20 UNIT 50 COTTAGES @ RIVERWALK (TOWNHOME)
4-PLEX/D UNIT**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **1022410224**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 50 BLDG 20**

Date: **8/4/08**

Approved By:

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

SOJ090424004

Permit # 38627
 Project # 2008-11154
 Permit Cat. Building Permit
 Permit Type Residential New
 Issue Date 4/24/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10222 S MYSTIC FALLS WAY S, Apt. (710)	1022210222	VILLAGE AT RIVERPARK	UNIT # 61 BLDG 20

Description of work.

BLDG 20 UNIT 61 COTTAGES @ RIVERWALK TOWNHOMES/4 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	Exp. Date
249108	11/30/2009

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	Exp. Date
249108	11/30/2009

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multifamily Residential				\$5,790.05	\$5,790.05	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	Slate Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	Slate Fee	0.01	1808.18	\$18.08		\$18.08
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,507.20		\$1,507.20
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,790.05	\$5,790.05	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan # 4114

Print Form

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008	Date Work Starts	Receipt No. 11154	Date Issued	Permit Number
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*Proposed Use of Structure
Townhomes

BUILDING FEE SCHEDULE

*Bldg. Address
10222 South Mystic Falls Way

Square Ft. of Building	Valuation
------------------------	-----------

*Address Certificate No. Assessors Parcel No.

<input type="checkbox"/> Rough Basement	Building Fees	
---	---------------	--

*Lot # 51	*Block 20	*Subd. Name & Number Villages at Riverwalk A Unit
--------------	--------------	--

Carport sq. ft.	Electrical Fees	
-----------------	-----------------	--

*Property Location
10250 South 780 West

Garage sq. ft.	Plumbing Fees	
----------------	---------------	--

*Total Property Area - In Acres or Sq. Ft. Total Bldg. Site Area Used

Type of Bldg.	Occ. Group	Mechanical Fees
---------------	------------	-----------------

*Owner of Property
Villages at Riverwalk/Brad Reynolds

No. of Bldgs.	R. Value Walls Roof	Subtotal
---------------	---------------------------	----------

*Mailing Address
PO Box 17958 Salt Lake City 84117

No. of Stories	R	R	Sewer
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*Business Name Address Business Lic. No.
249108-5501

No. of Bedrooms	Storm Sewer
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*Architect or Engineer
JSA Architects

No. of Dwellings	Moving or Demo.
------------------	-----------------

*General Contractor
Brad Reynolds Construction, Inc.

Type of Construction <input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	Temporary Conn.
--	-----------------

*Business Address - City - Zip
PO Box 17958 Salt Lake City 84117

Max. Occ. Load	Re-inspection
----------------	---------------

*Electrical Contractor
TS Electric

Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	State Fee
---	-----------

*Business Address - City - Zip
6220 South 300 West Murray, UT 84107

Total	15110.05
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*Plumbing Contractor
Cable Plumbing

Special Approvals	Required	Received	Approved
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*Business Address - City - Zip
3434 West 6800 South Wellsville 84339

Board of Adjustment			
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*Mechanical Contractor
Comfort Solutions

Health Dept.			
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*Business Address - City - Zip
2023 Wall Avenue Ogden 84401

Fire Dept.			
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*Dwell. Units Now on Lot *Assessory Bldgs. Now on Lot

Soil Report			
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*Type of Improvement / Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

Water or Well Permit			
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*No. of off-street parking spaces:
Covered Uncovered

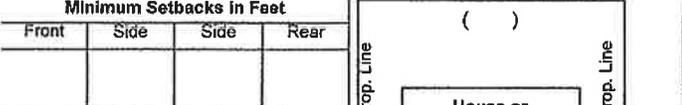
Traffic Engineer			
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SUB-CHECK Zone Zone Approved By

Flood Control			
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Disapproved _____ Date Sub-Ck. By _____

Sewer or Septic Tank			
----------------------	--	--	--



City Engineer (off site)			
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Gas			
-----	--	--	--

Comments:

AUG 28 2008

Land Use Cert.

Electrical Dept.

HiBack C.G & S.

Other

Bond Required Yes No Amount

This application does not become a permit until signed below.

Plan Chk. OK by

Signature of Approval Date

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* _____

Signature of Contractor or Authorized Agent Date

* _____

Signature of Owner (If Owner) Date

Census Tract	Traffic Zone	Coordinate Ident. No.
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New S.L.U. Code No.	Old S.L.U. Code No.
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Certificate of Occupancy

Note: 24 Hours notice is required for all inspections



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10222 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11154**

Permits: 38627

Residential New

4/24/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 20 UNIT 51 COTTAGES @ RIVERWALK (TOWNHOME)
4-PLEX/A UNIT
C.O. ISSUED 8/4/08**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **1022210222**

Tract Number: **VILLAGE AT RIVERPARK**

Lot Number: **UNIT # 51 BLDG 20**

Date: **8/4/08**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordanclj.org>

SOJ090424002

Permit #	38608
Project #	2008-11152
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	4/24/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10225 S MYSTIC FALLS WAY S, Apt. (710)	1022610226	VILLAGE AT RIVERWALK	UNIT # 49 BLDG 20

Description of work.

BLDG 20 UNIT 49 COTTAGES @ RIVERWALK TOWNHOMES/4 PLEX/B UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1662.00	547.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$5,804.58	\$5,804.58	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1822.56	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1822.56	\$18.23		\$18.23
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,804.58	\$5,804.58	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Print Form

Plan # 412

SOUTH JORDAN CITY

*Date of Application Aug 28, 2008		Date Work Starts		Receipt No. 11152		Date Issued		Permit Number	
*Proposed Use of Structure Townhomes				BUILDING FEE SCHEDULE					
*Bldg. Address 10226 South Mystic Falls Way				Square Ft. of Building		Valuation			
*Address Certificate No.				Assessors Parcel No.		<input type="checkbox"/> Rough Basement		Building Fees	
*Lot # 49				*Block 20		<input type="checkbox"/> Finish Basement		Plan Check Fees	
*Subd. Name & Number Villages at Riverwalk				B Unit		Carport sq. ft.		Electrical Fees	
*Property Location 10250 South 780 West				<input type="checkbox"/> If metes and bounds see instructions		Garage sq. ft.		Plumbing Fees	
*Total Property Area - In Acres or Sq. Ft.				Total Bldg. Site Area Used		Type of Bldg.		Occ. Group	
*Owner of Property Villages at Riverwalk/Brad Reynolds				Phone 801-281-2200		No. of Bldgs.		R. Value Walls Roof	
*Mailing Address PO Box 17958				City - Zip Salt Lake City 84117		No. of Stories		Subtotal	
*Business Name Address				Business Lic. No. 249108-5501		No. of Bedrooms		Water	
*Architect or Engineer JSA Architects				Phone 801-733-2500		No. of Dwellings		Sewer	
*General Contractor Brad Reynolds Construction, Inc.				Phone 801-281-2200		Type of Construction		Storm Sewer	
*Business Address - City - Zip PO Box 17958 Salt Lake City 84117				*State Lic. No. 249108-5501		*City/Co. Lic. No. 13800A		Moving or Demo.	
*Electrical Contractor TS Electric				Phone 801-263-0188		<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Temporary Conn.	
*Business Address - City - Zip 6220 South 300 West Murray, UT 84107				*State Lic. No. 89249403-5501		*City/Co. Lic. No.		Re-inspection	
*Plumbing Contractor Cable Plumbing				Phone 435-258-2528		Max. Occ. Load		State Fee	
*Business Address - City - Zip 3434 West 6800 South Wellsville 84339				*State Lic. No. 000035233-2		*City/Co. Lic. No.		Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	
*Mechanical Contractor Comfort Solutions				Phone 801-393-2205		Special Approvals		Required Received Approved	
*Business Address - City - Zip 2023 Wall Avenue Ogden 84401				*State Lic. No. 479189-5501		*City/Co. Lic. No.		Board of Adjustment	
*Previous Usage of Land or Structure (Past 3 yrs.)						Health Dept.		Fire Dept.	
*Dwell. Units Now on Lot				Assessory Bldgs. Now on Lot		Soil Report		Water or Well Permit	
*Type of Improvement / Kind of Const.						Traffic Engineer		Flood Control	
<input type="checkbox"/> Sign <input checked="" type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish						Sewer or Septic Tank		City Engineer (off site)	
*No. of off-street parking spaces:						Gas		Comments:	
SUB-CHECK				Zone		Zone Approved By		AUG 28 2008	
Disapproved				Date		Sub-Ck. By		Land Use Cert.	
Approved								Electrical Dept.	
Minimum Setbacks in Feet								HiBack C.G & S.	
Front Side Side Rear								Other	
Indicate Street If Corner Lot								Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount	
Indicate North								This application does not become a permit until signed below.	
Plot Plan								Plan Chk. OK by	
House or House & Garage if Attached								Signature of Approval	
STREET								Date	
Note: 24 Hours notice is required for all inspections								This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.	
								Signature or Contractor or Authorized Agent	
								Date	
								Signature of Owner (If Owner)	
								Date	
				Census Tract		Traffic Zone		Coordinate Ident. No.	
				New S.L.U. Code No.		Old S.L.U. Code No.			
								Certificate of Occupancy	



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10226 S MYSTIC FALLS WAY S, Apt. (710)**

Project Number: **2008-11152**

Permits: 38608

Residential New

4/24/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 20 UNIT 49 COTTAGES @ RIVERWALK (TOWNHOME)
4-PLEX/B UNIT
CO ISSUED 8/10/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **1022610226**

Tract Number: **VILLAGE AT RIVERWALK**

Lot Number: **UNIT # 49 BLDG 20**

Date: **8/10/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

S0J090714003



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

Permit #	39853
Project #	2008-11698
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	7/14/2009

Construction Permit

Address/Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10231 MYSTIC BROOK WAY S, Apt. (715 W)	2714233057	COTTAGES @ RIVERWALK	BLDG 21 UNIT 53

Description of work.
 BLDG 21 UNIT 53 COTTAGES @ RIVERWALK
 3 PLEX/B UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1652.00	547.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,804.58	\$5,804.58	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1822.56	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1822.56	\$18.23		\$18.23
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,804.58	\$5,804.58	\$0.00



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10231 MYSTIC BROOK WAY S, Apt. (715 W)**

Project Number: **2008-11998**

Permits: 38853

Residential New

7/14/2009

Contractor Name: * **BRAD REYNOLDS CONSTRUCTION**

Contractor Address **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 21 UNIT 53 COTTAGES @ RIVERWALK
3 PLEX/B UNIT
CO ISSUED 11/03/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233057**

Tract Number: **COTTAGES @ RIVERWALK**

Lot Number: **BLDG 21 UNIT 53**

Date: **11/30/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan
Building Division
 1600 W. Towne Center Drive
 South Jordan, UT 84095
 801.241.4372
<http://www.southjordanjv.org>

SOJ090714002

Permit # 38852
 Project # 2009-1109
 Permit Ctl. Building Permit
 Permit Type Residential New
 Issue Date 7/14/2009

Construction Permit

Address Full Street Name
 10226 MYSTIC BROOKWAY S. Apt. (T161W)
 Address Parcel # Map Number Lot Number
 COTTAGES @ RIVERWALK 2714223005 BLDG 21 UNIT 52

Description of work
 BLDG 21 UNIT 52 COTTAGES @ RIVERWALK
 3 PLEACE UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq Ft
\$17,000.00	UF Residential	TYPE V B	1	False	1623.00	650.00

Contract Director
 * BRAD REYNOLDS CONSTRUCTION - PO BOX 17958 SALT LAKE CITY UT 84117 281-4200 Telephone

Contractor
 * BRAD REYNOLDS CONSTRUCTION - PO BOX 17958 SALT LAKE CITY UT 84117 281-4200 Telephone

Applic. Lic. Information
 * BRAD REYNOLDS CONSTRUCTION - PO BOX 17958 SALT LAKE CITY UT 84117 281-4200 Exp. Date: 11/05/2009

Applic. Lic. Information
 * BRAD REYNOLDS CONSTRUCTION - PO BOX 17958 SALT LAKE CITY UT 84117 281-4200 Exp. Date: 11/05/2009

Fee
 * BRAD REYNOLDS CONSTRUCTION - PO BOX 17958 SALT LAKE CITY UT 84117 281-4200 Exp. Date: 11/05/2009

Fee Group	Fee Type Code	Quantity	Unit Cost	Fee Amount	Payment Amount	Balance
Building	MECH-FIP	1.00	8.50	8.50	8.50	80.00
	PLUMB-Water/Heater	1.00	13.50	13.50	13.50	(89.00)
	State Fee	1820.84	0.01	1820.84	1820.84	(13.50)
	MECH-Furnace/Air Conditioner	2.00	16.00	32.00	32.00	(18.21)
	IMP Resurf: Fire Services	1.00	71.83	71.83	71.83	(32.00)
	IMP Resurf: Onsite Clearing	1.00	78.00	78.00	78.00	(71.83)
	ELEC-Finished SF	1625.00	0.05	81.25	81.25	(78.00)
	IMP Resurf: Police Services	1.00	138.16	138.16	138.16	(81.25)
	PLUMB-Drain	14.00	10.65	149.10	149.10	(138.16)
	IMP Resurf: Construction Water	1.00	200.00	200.00	200.00	(149.10)
	BLDG New Plan Check	1.00	500.00	500.00	500.00	(200.00)
	IMP Resurf: All Roadway	1.00	882.00	882.00	882.00	(500.00)
	Valuation	0.00	0.00	0.00	0.00	(882.00)
	IMP Resurf: All Pav/Gr/S	1.00	2698.00	2698.00	2698.00	(882.00)
	IMP, 2' Culinary Water	1.00	17038.00	17038.00	17038.00	(2698.00)
	MECH-FIP	1.00	8.50	8.50	8.50	(17038.00)
	PLUMB-Water/Heater	1.00	13.50	13.50	13.50	8.50
	State Fee	1820.84	0.01	1820.84	1820.84	13.50
	MECH-Furnace/Air Conditioner	2.00	16.00	32.00	32.00	1820.84
	IMP Resurf: Fire Services	1.00	71.83	71.83	71.83	32.00
IMP Resurf: Onsite Clearing	1.00	78.00	78.00	78.00	71.83	
ELEC-Finished SF	1625.00	0.05	81.25	81.25	78.00	
IMP Resurf: Police Services	1.00	138.16	138.16	138.16	81.25	
PLUMB-Drain	14.00	10.65	149.10	149.10	138.16	
IMP Resurf: Construction Water	1.00	200.00	200.00	200.00	149.10	
BLDG New Plan Check	1.00	500.00	500.00	500.00	200.00	
IMP Resurf: All Roadway	1.00	882.00	882.00	882.00	500.00	
Valuation	0.00	0.00	0.00	0.00	882.00	
IMP Resurf: All Pav/Gr/S	1.00	2698.00	2698.00	2698.00	882.00	
IMP, 2' Culinary Water	1.00	17038.00	17038.00	17038.00	2698.00	
Total				\$23,338.94	\$23,338.94	\$0.00



SOUTH JORDAN CITY

Permit Number

11997

DATE ISSUED

BUILDING FEE SCHEDULE

RECEIVED

DATE WORK START

11/9/97

BUILDING PERMIT APPLICATION
 BECOMES PERMIT WHEN SIGNED

Date of Application: 11/9/97

Project Name: CHASE RIVERWALK

Address: 1029 MYSTIC BROOK WAY

City: UTAH State: UT Zip: 84053

Project Location: 5221 VILLAGES RIVERWALK

Project Description: RESIDENTIAL NEW 3plex

Valuation: 271453000

Permit Type: Rough Basement Finish Basement

Plan Check Fees: Electrical Fees Plumbing Fees Mechanical Fees Subtotal

Water: Sewer: Storm Sewer: Moving or Demo: Temporary Comm: Re-inspection: State Fee:

Occupancy Group: R R R

Special Approvals: Fire Dept. Health Dept. Soil Report Water or Wet Permit Traffic Engineer Flood Control Sewer or Septic Tank City Engineer (if sub)

Fire Sprinkler: Yes No

Total Required: 23338.94 Approved

Board of Adjustment: Health Dept: Fire Dept: Soil Report: Water or Wet Permit: Traffic Engineer: Flood Control: Sewer or Septic Tank: City Engineer (if sub):

Comments: _____

Land Use Cert: _____

Electrical Dept: _____

HB Back C.G. & S: _____

Other: _____

Bond Required: Yes No Amount: _____

Plan Calc. OK by: _____ Date: _____

Signature of Approver: _____ Title: _____

Signature of Contractor or Authorized Agent: _____ Date: _____

Signature of Owner (if Owner): _____ Date: _____

Census Tract: _____ Traffic Zone: _____ Coordinate Mkt. No.: _____

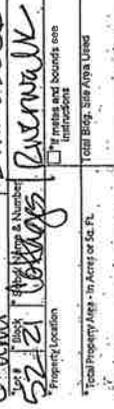
New S.L.U. Code No.: _____ Old S.L.U. Code No.: _____

Certificate of Occupancy: _____

PLANNING DEPT. USE

Minimum Subbacks in Feet

Front	Side	Rear
()	()	()



Notes: 24 Hours notice is required for all inspections



**City of South
Jordan**
Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10229 MYSTIC BROOK WAY S, Apt. (715 W)**
 Project Number: **2008-11997**
 Permits: 38850 Residential New 7/14/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**
 Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 21 UNIT 52 COTTAGES @ RIVERWALK
 3 PLEXIC UNIT
 CO ISSUED 11/03/09**

Occupancy Type: **MIF Residential**
 Const. Type: **Type V B**
 Square Feet:
 APN: **2714233056**
 Tract Number: **COTTAGES @ RIVERWALK**
 Lot Number: **BLDG 21 UNIT 52**

Date: **11/03/09**



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

SOJ090526001



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

Permit #	38715
Project #	2008-11864
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	6/26/2009

Construction Permit

Address Full Street Name	Assessor's Parcel No.	Tract Parcel Map Number	Lot Number
10223 MYSTIC BROOK WAY S, Apt. (715 W)	2714233047	VILLAGE @ RIVERWALK	BLDG 22 UNIT 57 COTTAGES @ RIVERWALK

Description of work.

BLDG 22 UNIT 57 COTTAGES @ RIVERWALK
 4 PLEX/B UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1652.00	547.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,804.58	\$5,804.58	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.60	(\$9.60)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1822.58	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF All Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1822.58	\$18.23		\$18.23
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF All Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,804.58	\$5,804.58	\$0.00

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Print Form

SOUTH JORDAN CITY

*Date of Application		Date Work Starts		Receipt No. 118604		Date Issued		Permit Number	
*Proposed Use of Structure Change Bldg 22 Apex				BUILDING FEE SCHEDULE					
*Bldg. Address 10000 Mystic Brook Way				Square Ft. of Building		Valuation			
*Address Certificate No.				<input type="checkbox"/> Rough Basement		Building Fees			
Assessors Parcel No. 2114233047				<input type="checkbox"/> Finish Basement		Plan Check Fees			
*Lot # 57 *Block 22 *Subd. Name & Number Blunt				Carport sq. ft.		Electrical Fees			
*Property Location				Garage sq. ft.		Plumbing Fees			
<input type="checkbox"/> *If metes and bounds see instructions				Type of Bldg.		Occ. Group		Mechanical Fees	
*Total Property Area - In Acres or Sq. Ft.				No. of Bldgs.		R. Value		Subtotal	
Total Bldg. Site Area Used				No. of Stories		Walls		Water	
*Owner of Property				No. of Bedrooms		Roof		Sewer	
Phone				No. of Dwellings		R		Storm Sewer	
*Mailing Address				City - Zip		Type of Construction		Moving or Demo.	
Business Name Address				Business Lic. No.		<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Temporary Conn.	
Architect or Engineer				Phone		Max. Occ. Load		Re-inspection	
*General Contractor				Phone		Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		State Fee	
*Business Address - City - Zip				*State Lic. No.		*City/Co. Lic. No.		Total 5804.58	
*Electrical Contractor				Phone		Special Approvals		Required	
*Business Address - City - Zip				*State Lic. No.		*City/Co. Lic. No.		Received	
*Plumbing Contractor				Phone		Board of Adjustment		Approved	
*Business Address - City - Zip				*State Lic. No.		*City/Co. Lic. No.		Health Dept.	
*Mechanical Contractor				Phone		Fire Dept.		Soil Report	
*Business Address - City - Zip				*State Lic. No.		*City/Co. Lic. No.		Water or Well Permit	
*Previous Usage of Land or Structure (Past 3 yrs.)				*Assessory Bldgs. Now on Lot		Traffic Engineer		Flood Control	
*Dwell. Units Now on Lot				*Assessory Bldgs. Now on Lot		Sewer or Septic Tank		City Engineer (off site)	
*Type of Improvement / Kind of Const.				*Assessory Bldgs. Now on Lot		Gas		Comments:	
<input type="checkbox"/> Sign <input type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish				*Assessory Bldgs. Now on Lot		Land Use Cert.		Electrical Dept.	
*No. of off-street parking spaces:				*Assessory Bldgs. Now on Lot		HiBack C.G & S.		Other	
Covered				*Assessory Bldgs. Now on Lot		Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No		Amount	
Uncovered				*Assessory Bldgs. Now on Lot		This application does not become a permit until signed below.			
SUB-CHECK				Zone		Zone Approved By		Plan Chk. OK by	
Disapproved				Date		Sub-Ck. By		Signature of Approval	
Approved				Date		Sub-Ck. By		Date	
Minimum Setbacks in Feet				Plot Plan		This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.			
Front				Side		Side		Rear	
House or House & Garage if Attached				Prop. Line		Prop. Line		Signature or Contractor or Authorized Agent	
Indicate Street if Corner Lot				STREET		STREET		Date	
Indicate North				STREET		STREET		Signature of Owner (If Owner)	
Indicate North				STREET		STREET		Date	
Note: 24 Hours notice is required for all inspections				STREET		STREET		Census Tract	
				STREET		STREET		Traffic Zone	
				STREET		STREET		Coordinate Ident. No.	
				STREET		STREET		New S.L.U. Code No.	
				STREET		STREET		Old S.L.U. Code No.	
				STREET		STREET		Certificate of Occupancy	



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10223 MYSTIC BROOK WAY S, Apt. (715 W)**

Project Number: **2008-11864**

Permits: 38715

Residential New

5/26/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 22 UNIT 57 COTTAGES @ RIVERWALK
4 PLEX/B UNIT
LANDSCAPE BOND PAID 5/26/09
CO ISSUED 9/30/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233047**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 22 UNIT 57 COTTAGES @ RIVERWALK**

Date: **9/30/09**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

SOJ090714004

Permit #	38854
Project #	2009-11099
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	7/14/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10233 MYSTIC BROOK WAY S, Apt. (715 W)	2714233058	COTTAGES @ RIVERWALK	BLDG 21 UNIT 54

Description of work.
 BLDG 21 UNIT 54 COTTAGES @ RIVERWALK
 3 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,790.05	\$5,790.05	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1808.18	\$18.08		\$18.08
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,507.20		\$1,507.20
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,790.05	\$5,790.05	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Print Form

SOUTH JORDAN CITY

Date of Application	Date Work Starts	Receipt No. 11999	Date Issued	Permit Number
---------------------	------------------	-----------------------------	-------------	---------------

Proposed Use of Structure
New Res / 3 plex

Bldg. Address
10233 Mystic Brook Way

Address Certificate No.
A Unit

Assessment District No.
2114232058

Lot # **54** Block **21** Subd. Name & Number
Cottages @ Knerwalk

Property Location If metes and bounds see instructions

Total Property Area - In Acres or Sq. Ft.

Total Bldg. Site Area Used

Owner of Property

Phone

Mailing Address

City - Zip

Business Name Address

Business Lic. No.

Architect or Engineer

Phone

General Contractor
Brad Reynolds

Phone

Business Address - City - Zip

State Lic. No.

City/Co. Lic. No.

Electrical Contractor

Phone

Business Address - City - Zip

State Lic. No.

City/Co. Lic. No.

Plumbing Contractor

Phone

Business Address - City - Zip

State Lic. No.

City/Co. Lic. No.

Mechanical Contractor

Phone

Business Address - City - Zip

State Lic. No.

City/Co. Lic. No.

Previous Usage of Land or Structure (Past 3 yrs)

Dwell. Units Now on Lot

Accessory Bldgs. Now on Lot

Type of Improvement / Kind of Const.

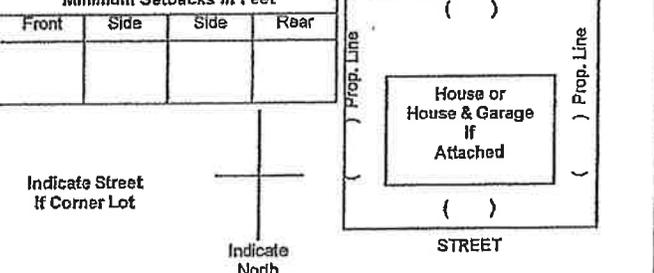
Sign Build Remodel Addition
 Repair Move Convert Use Demolish

No. of off-street parking spaces:

Covered _____ Uncovered _____

Disapproved _____ Approved _____

Date _____ Sub-Ck. By _____



Note: 24 Hours notice is required for all inspections

BUILDING FEE SCHEDULE

Square Ft. of Building	Valuation
<input type="checkbox"/> Rough Basement	Building Fees
<input type="checkbox"/> Finish Basement	Plan Check Fees
Carport sq. ft.	Electrical Fees
Garage sq. ft.	Plumbing Fees
Type of Bldg.	Mechanical Fees
No. of Bldgs.	Subtotal
No. of Stories	Water
No. of Bedrooms	Sewer
No. of Dwellings	Storm Sewer
Type of Construction	Moving or Demo.
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.	Temporary Conn.
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	Re-inspection
Max. Occ. Load	State Fee
Fira Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	Total 6190.05

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			
Comments:			
Land Use Cert.			
Electrical Dept.			
HiBack C.G & S.			
Other			
Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No	Amount		

This application does not become a permit until signed below.

Plan Chk. OK by _____ Date _____

Signature of Approval _____ Date _____

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* _____ Date _____

Signature of Contractor or Authorized Agent

* _____ Date _____

Signature of Owner (If Owner)

PLANNING DEPT. USE	Census Tract	Traffic Zone	Coordinate Ident. No.
	New S.L.U. Code No.		Old S.L.U. Code No.
	Certificate of Occupancy		



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10233 MYSTIC BROOK WAY S, Apt. (715 W)**

Project Number: **2008-11999**

Permits: 38854

Residential New

7/14/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 21 UNIT 54 COTTAGES @ RIVERWALK
3 PLEX/A UNIT
CO ISSUED 11/10/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233058**

Tract Number: **COTTAGES @ RIVERWALK**

Lot Number: **BLDG 21 UNIT 54**

Date: **11/10/09**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

S0J090526004

Permit #	38713
Project #	2008-11858
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	5/26/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10227 MYSTIC BROOK WAY S, Apt. (715 W)	2714233049	VILLAGE @ RIVERWALK	BLDG 22 UNIT 55 COTTAGES @ RIVERWAK

Description of work.
 BLDG 22 UNIT 55 COTTAGES @ RIVERWALK
 4 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$18,604.05	\$18,604.05	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	Miscellaneous Fees	50.00	1.00	\$0.00	\$50.00	(\$50.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	BLDG New Plan Check	500.00	1.00	\$0.00	\$500.00	(\$500.00)
	First Meter	308.00	2.00	\$0.00	\$616.00	(\$616.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Landscape Bond	1000.00	1.00	\$0.00	\$1,000.00	(\$1,000.00)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 1" Culinary Water	5324.00	2.00	\$0.00	\$10,648.00	(\$10,648.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1808.18	\$18.08		\$18.08
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	Miscellaneous Fees	50.00	1.00	\$50.00		\$50.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	BLDG New Plan Check	500.00	1.00	\$500.00		\$500.00
	First Meter	308.00	2.00	\$616.00		\$616.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Landscape Bond	1000.00	1.00	\$1,000.00		\$1,000.00
	Valuation	0.00	0.00	\$1,507.20		\$1,507.20
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 1" Culinary Water	5324.00	2.00	\$10,648.00		\$10,648.00
Totals				\$18,604.05	\$18,604.05	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Plan 4704

Print Form

SOUTH JORDAN CITY

*Date of Application	Date Work Starts	Receipt No. <i>118558</i>	Date Issued	Permit Number
----------------------	------------------	---------------------------	-------------	---------------

*Proposed Use of Structure
Cottages @ Riverwalk Bldg 22

*Bldg. Address
10227 Mystic Brook Way

*Address Certificate No.

Assessors Parcel No.
2114233049

BUILDING FEE SCHEDULE

Square Ft. of Building	Valuation
<input type="checkbox"/> Rough Basement	Building Fees
<input type="checkbox"/> Finish Basement	Plan Check Fees
Carport sq. ft.	Electrical Fees
Garage sq. ft.	Plumbing Fees
Type of Bldg.	Mechanical Fees
Occ. Group	Subtotal
No. of Bldgs.	Water
R. Value Walls	Sewer
R. Value Roof	Storm Sewer
No. of Stories	Moving or Demo.
No. of Bedrooms	Temporary Conn.
No. of Dwellings	Re-inspection
Type of Construction	State Fee
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.	
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	
Max. Occ. Load	
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	Total <i>18,604.05</i>

*Lot # <i>55</i>	*Block <i>22</i>	*Subd. Name & Number <i>Alumet</i>
*Property Location		
<input type="checkbox"/> If metes and bounds see instructions		
*Total Property Area - In Acres or Sq. Ft.		Total Bldg. Site Area Used
*Owner of Property		Phone
*Mailing Address		City - Zip
*Business Name Address		Business Lic. No.
*Architect or Engineer		Phone
*General Contractor		Phone
*Business Address - City - Zip	*State Lic. No.	*City/Co. Lic. No.
*Electrical Contractor		Phone
*Business Address - City - Zip	*State Lic. No.	*City/Co. Lic. No.
*Plumbing Contractor		Phone
*Business Address - City - Zip	*State Lic. No.	*City/Co. Lic. No.
*Mechanical Contractor		Phone
*Business Address - City - Zip	*State Lic. No.	*City/Co. Lic. No.
*Previous Usage of Land or Structure (Past 3 yrs.)		
*Dwell. Units Now on Lot	*Accessory Bldgs. Now on Lot	

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			

*Mailing Address

*Business Name Address

*Architect or Engineer

*General Contractor

*Business Address - City - Zip

*Electrical Contractor

*Business Address - City - Zip

*Plumbing Contractor

*Business Address - City - Zip

*Mechanical Contractor

*Business Address - City - Zip

*Previous Usage of Land or Structure (Past 3 yrs.)

*Dwell. Units Now on Lot

*Accessory Bldgs. Now on Lot

*Type of Improvement / Kind of Const.

Sign Build Remodel Addition

Repair Move Convert Use Demolish

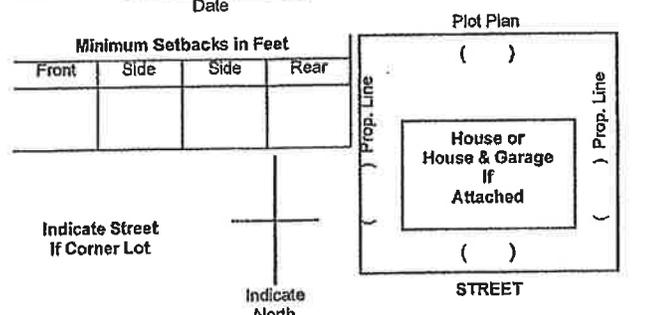
*No. of off-street parking spaces:

Covered _____ Uncovered _____

SUB-CHECK

Zone _____ Zone Approved By _____

Disapproved _____ Approved _____ Date _____ Sub-Ck. By _____



Comments:

Land Use Cert.

Electrical Dept.

H/Back C.G & S.

Other

Bond Required Yes No Amount _____

This application does not become a permit until signed below.

Plan Chk. OK by _____

Signature of Approval _____ Date _____

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* _____ Date _____

Signature or Contractor or Authorized Agent

* _____ Date _____

Signature of Owner (If Owner)

PLANNING DEPT. USE

Census Tract	Traffic Zone	Coordinate Ident. No.
New S.L.U. Code No.	Old S.L.U. Code No.	
Certificate of Occupancy		

Note: 24 Hours notice is required for all inspections



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10227 MYSTIC BROOK WAY S, Apt. (715 W)**

Project Number: **2008-11858**

Permits: 38713

Residential New

5/26/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 22 UNIT 55 COTTAGES @ RIVERWALK
4 PLEX/A UNIT
LANDSCAPE BOND RELEASED TO BRAD REYNOLDS CONSTR 10/5/09
CO ISSUED 11/13/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233049**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 22 UNIT 55 COTTAGES @ RIVERWAK**

Date: **11/13/09**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

SOJ090526003



City of South Jordan
Building Division
 1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

Permit #	38714
Project #	2008-11851
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	6/26/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10225 MYSTIC BROOK WAY S, Apt. (715 W)	2714233048	VILLAGE @ RIVERWALK	BLDG 22 UNIT 66 COTTAGES @ RIVERWALK

Description of work.
 BLDG 22 UNIT 66 COTTAGES @ RIVERWALK
 4 PLEX/D UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$135,000.00	MF Residential	Type V B	1	False	1537.00	400.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	Exp. Date
249108	11/30/2009

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	Exp. Date
249108	11/30/2009

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,715.55	\$5,715.55	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1734.42	\$0.00	\$17.34	(\$17.34)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1537.00	\$0.00	\$92.22	(\$92.22)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,439.50	(\$1,439.50)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1734.42	\$17.34		\$17.34
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1537.00	\$92.22		\$92.22
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,439.50		\$1,439.50
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,715.55	\$5,715.55	\$0.00

BUILDING PERMIT APPLICATION

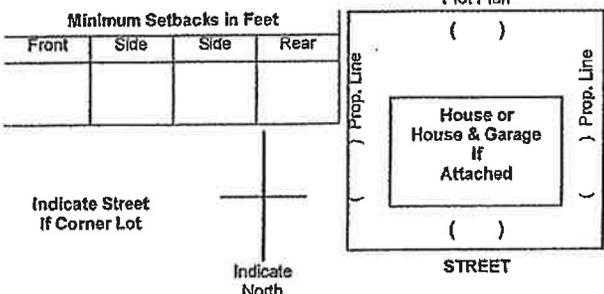
BECOMES PERMIT WHEN SIGNED

Print Form

SOUTH JORDAN CITY

*Date of Application		Date Work Starts		Receipt No. 11861		Date Issued		Permit Number	
*Proposed Use of Structure Castings / Bldg 22 A plex				BUILDING FEE SCHEDULE					
*Bldg. Address 10225 Mystic Brook Way				Square Ft. of Building		Valuation			
*Address Certificate No.				<input type="checkbox"/> Rough Basement		Building Fees			
Assessor's Parcel No. 2114233048				<input type="checkbox"/> Finish Basement		Plan Check Fees			
*Lot # 56 *Block 22 *Subd. Name & Number D Unit				Carport sq. ft.		Electrical Fees			
*Property Location				Garage sq. ft.		Plumbing Fees			
<input type="checkbox"/> If metes and bounds see instructions				Type of Bldg.		Occ. Group		Mechanical Fees	
*Total Property Area - In Acres or Sq. Ft.				No. of Bldgs.		R. Value		Subtotal	
Total Bldg. Site Area Used				No. of Stories		Walls		Water	
*Owner of Property				No. of Bedrooms		Roof		Sewer	
Phone				No. of Dwellings		R		Storm Sewer	
*Mailing Address				Type of Construction		Re-inspection		Moving or Demo.	
City - Zip				<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.		State Fee		Temporary Conn.	
*Business Name Address				<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel					
Business Lic. No.				Max. Occ. Load					
*Architect or Engineer				Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Total		5719.55	
Phone				Special Approvals		Required		Received	
*General Contractor				Board of Adjustment		Approved			
Phone				Health Dept.					
*Business Address - City - Zip				Fire Dept.					
State Lic. No.		City/Co. Lic. No.		Soil Report					
*Electrical Contractor				Water or Well Permit					
Phone				Traffic Engineer					
*Business Address - City - Zip				Flood Control					
State Lic. No.		City/Co. Lic. No.		Sewer or Septic Tank					
*Plumbing Contractor				City Engineer (off site)					
Phone				Gas					
*Business Address - City - Zip				Comments:					
State Lic. No.		City/Co. Lic. No.							
*Mechanical Contractor				Land Use Cert.					
Phone				Electrical Dept.					
*Business Address - City - Zip				HIBack C,G & S.					
State Lic. No.		City/Co. Lic. No.		Other					
*Previous Usage of Land or Structure (Past 3 yrs.)				Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No		Amount			
*Dwell. Units Now on Lot				Assessory Bldgs. Now on Lot					
*Type of Improvement / Kind of Const.				This application does not become a permit until signed below.					
<input type="checkbox"/> Sign <input type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition		<input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish		Plan Chk. OK by					
*No. of off-street parking spaces:				Signature of Approval					
Covered		Uncovered		Date					
SUB-CHECK				This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced, I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.					
Zone		Zone Approved By		* Signature or Contractor or Authorized Agent					
Disapproved				Date					
Approved				* Signature of Owner (if Owner)					
Date				Date					
Sub-Ck. By				Census Tract					
				Traffic Zone					
				Coordinate Ident. No.					
				New S.L.U. Code No.					
				Old S.L.U. Code No.					
				Certificate of Occupancy					

Note: 24 Hours notice is required for all inspections





City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10225 MYSTIC BROOK WAY S, Apt. (715 W)**

Project Number: **2008-11861**

Permits: **38714**

Residential New

5/26/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 22 UNIT 56 COTTAGES @ RIVERWALK
4 PLEX/D UNIT
LANDSCAPE BOND PAID 5/26/09
CO ISSUED 9/30/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233048**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 22 UNIT 56 COTTAGES @ RIVERWALK**

Date: **9/30/09**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.

SOJ090526002



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

Permit #	38716
Project #	2008-11865
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	6/26/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10221 MYSTIC BROOK WAY S, Apt. (715 W)	2714233046	VILLAGE @ RIVERWALK	BLDG 22 UNIT 58 COTTAGES @ RIVERWALK

Description of work.

BLDG 22 UNIT 58 COTTAGES @ RIVERWALK
 4 PLEX/C UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1625.00	553.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Building				\$5,802.94	\$5,802.94	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1820.94	\$0.00	\$18.21	(\$18.21)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1625.00	\$0.00	\$97.50	(\$97.50)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1820.94	\$18.21		\$18.21
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1625.00	\$97.50		\$97.50
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,802.94	\$5,802.94	\$0.00

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Print Form

SOUTH JORDAN CITY

*Date of Application		Date Work Starts		Receipt No. 11865		Date Issued		Permit Number	
*Proposed Use of Structure Cottages Bldg 22 / 4 dx				BUILDING FEE SCHEDULE					
*Bldg. Address 10010 Mystic Brook Way				Square Ft. of Building		Valuation			
*Address Certificate No.				Assessors Parcel No. 271433046		<input type="checkbox"/> Rough Basement		Building Fees	
*Lot # 58 *Block 22 *Subd. Name & Number C Unit				*Property Location		<input type="checkbox"/> Finish Basement		Plan Check Fees	
*Total Property Area - In Acres or Sq. Ft.				Total Bldg. Site Area Used		Carport sq. ft.		Electrical Fees	
*Owner of Property				Phone		Garage sq. ft.		Plumbing Fees	
*Mailing Address				City - Zip		Type of Bldg.		Mechanical Fees	
*Business Name Address				Business Lic. No.		Occ. Group		Subtotal	
*Architect or Engineer				Phone		No. of Bldgs.		Water	
*General Contractor				Phone		R. Value Walls Roof		Sewer	
*Business Address - City - Zip				State Lic. No.		No. of Stories		Storm Sewer	
*Electrical Contractor				Phone		No. of Bedrooms		Moving or Demo.	
*Business Address - City - Zip				State Lic. No.		No. of Dwellings		Temporary Conn.	
*Plumbing Contractor				Phone		Type of Construction		Re-inspection	
*Business Address - City - Zip				State Lic. No.		<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		State Fee	
*Mechanical Contractor				Phone		Max. Occ. Load		Total 5802.94	
*Business Address - City - Zip				State Lic. No.		Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Special Approvals	
*Previous Usage of Land or Structure (Past 3 yrs.)				Assessory Bldgs. Now on Lot		Board of Adjustment		Required	
*Dwell. Units Now on Lot				Assessory Bldgs. Now on Lot		Health Dept.		Received	
*Type of Improvement / Kind of Const.				Assessory Bldgs. Now on Lot		Fire Dept.		Approved	
<input type="checkbox"/> Sign <input type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish				Assessory Bldgs. Now on Lot		Soil Report			
*No. of off-street parking spaces:				Assessory Bldgs. Now on Lot		Water or Well Permit			
Covered _____ Uncovered _____				Assessory Bldgs. Now on Lot		Traffic Engineer			
SUB-CHECK				Zone _____ Zone Approved By _____		Flood Control			
Disapproved _____ Approved _____				Sub-Ck. By _____ Date _____		Sewer or Septic Tank			
Minimum Setbacks In Feet				Plot Plan		City Engineer (off site)			
Front	Side	Side	Rear			Gas			
				Indicate Street If Corner Lot Indicate North		Comments:			
Note: 24 Hours notice is required for all inspections						Land Use Cert.			
						Electrical Dept.			
						HiBack C.G & S.			
						Other			
						Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No		Amount	
						This application does not become a permit until signed below.			
						Plan Chk. OK by			
						Signature of Approval		Date	
						This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.			
						* Signature or Contractor or Authorized Agent		Date	
						* Signature of Owner (If Owner)		Date	
						Census Tract		Traffic Zone	
						Coordinate Ident. No.			
						New S.L.U. Code No.		Old S.L.U. Code No.	
						Certificate of Occupancy			



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10221 MYSTIC BROOK WAY S, Apt. (715 W)**

Project Number: **2008-11865**

Permits: 38716

Residential New

5/26/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 22 UNIT 58 COTTAGES @ RIVERWALK
4 PLEX/C UNIT
CO ISSUED 10/9/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2714233046**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 22 UNIT 58 COTTAGES @ RIVERWALK**

Date: **10/9/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84085
 801-254-3742
 http://www.southjordancity.org

S0J090506001

Permit #	38879
Project #	2009-11819
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	6/6/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10213 MYSTIC BROOK WAY S, Apt. (715 W)	2711481039	VILLAGE @ RIVERWALK	BLDG 23 UNIT 59 COTTAGES @ RIVERWALK

Description of work.
 BLDG 23 UNIT 59 COTTAGES @ RIVERWALK
 4 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$18,604.05	\$18,604.05	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	Miscellaneous Fees	50.00	1.00	\$0.00	\$50.00	(\$50.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	BLDG New Plan Check	500.00	1.00	\$0.00	\$500.00	(\$500.00)
	First Meter	308.00	2.00	\$0.00	\$616.00	(\$616.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Landscape Bond	1000.00	1.00	\$0.00	\$1,000.00	(\$1,000.00)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Alt: Park/OS	2598.00	1.00	\$0.00	\$2,598.00	(\$2,598.00)
	IMP: 1" Culinary Water	5324.00	2.00	\$0.00	\$10,648.00	(\$10,648.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1808.18	\$18.08		\$18.08
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	Miscellaneous Fees	50.00	1.00	\$50.00		\$50.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	BLDG New Plan Check	500.00	1.00	\$500.00		\$500.00
	First Meter	308.00	2.00	\$616.00		\$616.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Landscape Bond	1000.00	1.00	\$1,000.00		\$1,000.00
	Valuation	0.00	0.00	\$1,507.20		\$1,507.20
	IMP ResMF Alt: Park/OS	2598.00	1.00	\$2,598.00		\$2,598.00
	IMP: 1" Culinary Water	5324.00	2.00	\$10,648.00		\$10,648.00
Totals				\$18,604.05	\$18,604.05	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Print Form

SOUTH JORDAN CITY

Date of Application	Date Work Starts	Receipt No. 11819	Date Issued	Permit Number
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Proposed Use of Structure
Cottages @ Riverwalk K Apex
Bldg. Address
10213 Mystic Brook Way
Address Certificate No.
Assessors Parcel No.
2711481039

BUILDING FEE SCHEDULE

Lot # 59	Block 23	Subd. Name & Number
Property Location		<input type="checkbox"/> If metes and bounds see instructions
Total Property Area - In Acres or Sq. Ft.		Total Bldg. Site Area Used
Owner of Property		Phone
Mailing Address		City - Zip
Business Name Address		Business Lic. No.
Architect or Engineer		Phone
General Contractor		Phone
Business Address - City - Zip	State Lic. No.	City/Co. Lic. No.
Electrical Contractor	Phone	
Business Address - City - Zip	State Lic. No.	City/Co. Lic. No.
Plumbing Contractor	Phone	
Business Address - City - Zip	State Lic. No.	City/Co. Lic. No.
Mechanical Contractor	Phone	
Business Address - City - Zip	State Lic. No.	City/Co. Lic. No.
Previous Usage of Land or Structure (Past 3 yrs.)		
Dwell. Units Now on Lot	Accessory Bldgs. Now on Lot	
Type of Improvement / Kind of Const. <input type="checkbox"/> Sign <input type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish		
No. of off-street parking spaces: Covered _____ Uncovered _____		
SUB-CHECK	Zone	Zone Approved By

Square Ft. of Building	Valuation		
<input type="checkbox"/> Rough Basement	Building Fees		
<input type="checkbox"/> Finish Basement	Plan Check Fees		
Carport sq. ft.	Electrical Fees		
Garage sq. ft.	Plumbing Fees		
Type of Bldg.	Mechanical Fees		
No. of Bldgs.	Subtotal		
No. of Stories	Water		
No. of Bedrooms	Sewer		
No. of Dwellings	Storm Sewer		
Type of Construction	Moving or Demo.		
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.	Temporary Conn.		
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	Re-inspection		
Max. Occ. Load	State Fee		
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	Total	18604.05	
Special Approvals		Required	Received
Board of Adjustment			Approved
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			
Comments:			
Land Use Cert.			
Electrical Dept.			
HiBack C.G & S.			
Other			
Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount			

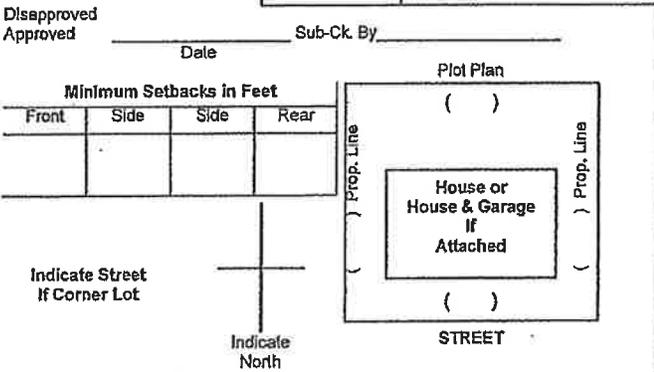
This application does not become a permit until signed below.

Signature of Approval	Date
-----------------------	------

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

Signature of Contractor or Authorized Agent	Date
Signature of Owner (If Owner)	Date

PLANNING DEPT. USE	Census Tract	Traffic Zone	Coordinate Ident. No.
	New S.L.U. Code No.		Old S.L.U. Code No.
	Certificate of Occupancy		



Note: 24 Hours notice is required for all inspections



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10213 MYSTIC BROOK WAY S, Apt. (715 W)**

Project Number: **2009-11819**

Permits: 38679

Residential New

5/6/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 23 UNIT 59 COTTAGES @ RIVERWALK
4 PLEX/A UNIT
LANDSCAPE BOND PAID 5/6/09
CO ISSUED 9/17/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481039**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 23 UNIT 59 COTTAGES @ RIVERWALK**

Date: **9/17/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordanclty.org>

SOJ090506002

Permit #	38680
Project #	2009-11820
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	5/6/2009

Construction Permit

Address Full Street Name	Assessor's Parcel No.	Tract Parcel Map Number	Lot Number
10215 MYSTIC BROOK WAY S, Apt. (715 W)	2711481040	VILLAGE @ RIVERWALK	BLDG 23 UNIT 60 COTTAGES @ RIVERWALK

Description of work.

BLDG 23 UNIT 60 COTTAGES @ RIVERWALK
 4 PLEX/D UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$135,000.00	MF Residential	Type V B	1	False	1537.00	400.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi-Family Residential				\$5,715.55	\$5,715.55	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1734.42	\$0.00	\$17.34	(\$17.34)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1537.00	\$0.00	\$92.22	(\$92.22)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,439.50	(\$1,439.50)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1734.42	\$17.34		\$17.34
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1537.00	\$92.22		\$92.22
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,439.50		\$1,439.50
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,715.55	\$5,715.55	\$0.00

BUILDING PERMIT APPLICATION

Print Form

BECOMES PERMIT WHEN SIGNED

SOUTH JORDAN CITY

*Date of Application	Date Work Starts	Receipt No. 11820	Date Issued	Permit Number
----------------------	------------------	-----------------------------	-------------	---------------

*Proposed Use of Structure
Cottages @ Riverwalk 4plex

*Bldg. Address
10215 Mystic Brook Way

*Address Certificate No.

*Assessor's Parcel No.
2711481040

BUILDING FEE SCHEDULE

Square Ft. of Building		Valuation	
<input type="checkbox"/> Rough Basement		Building Fees	
<input type="checkbox"/> Finish Basement		Plan Check Fees	
Carport sq. ft.		Electrical Fees	
Garage sq. ft.		Plumbing Fees	
Type of Bldg.	Occ. Group	Mechanical Fees	
No. of Bldgs.	R. Value Walls Roof	Subtotal	
No. of Stories	R R	Water	
No. of Bedrooms		Sewer	
No. of Dwellings		Storm Sewer	
Type of Construction		Moving or Demo.	
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.		Temporary Conn.	
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Re-inspection	
Max. Occ. Load		State Fee	
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Total	5715.55

*Lot # **00** Block **22** Subd. Name & Number

*Property Location If metes and bounds see instructions

*Total Property Area - In Acres or Sq. Ft.

*Total Bldg. Site Area Used

*Owner of Property Phone

*Mailing Address City - Zip

*Business Name Address Business Lic. No.

*Architect or Engineer Phone

*General Contractor Phone

*Business Address - City - Zip State Lic. No. City/Co. Lic. No.

*Electrical Contractor Phone

*Business Address - City - Zip State Lic. No. City/Co. Lic. No.

*Plumbing Contractor Phone

*Business Address - City - Zip State Lic. No. City/Co. Lic. No.

*Mechanical Contractor Phone

*Business Address - City - Zip State Lic. No. City/Co. Lic. No.

*Previous Usage of Land or Structure (Past 3 yrs.)

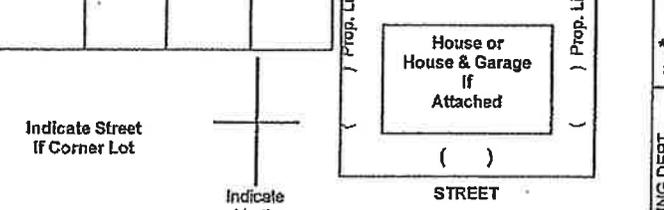
*Dwell. Units Now on Lot Assessory Bldgs. Now on Lot

*Type of Improvement / Kind of Const.
 Sign Build Remodel Addition
 Repair Move Convert Use Demolish

*No. of off-street parking spaces:
 Covered _____ Uncovered _____

SUB-CHECK Zone Zone Approved By

Disapproved Approved Date Sub-Ck. By



Note: 24 Hours notice is required for all inspections

Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			
Comments:			
Land Use Cert.			
Electrical Dept.			
HiBack C.G & S.			
Other			
Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No	Amount		

This application does not become a permit until signed below.

Plan Chk. OK by _____ Date _____

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* Signature of Contractor or Authorized Agent _____ Date _____

* Signature of Owner (if Owner) _____ Date _____

PLANNING DEPT. USE	Census Tract	Traffic Zone	Coordinate Ident. No.
	New S.L.U. Code No.		Old S.L.U. Code No.
	Certificate of Occupancy		



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10215 MYSTIC BROOK WAY S, Apt. (715 W)**

Project Number: **2009-11820**

Permits: 38680

Residential New

5/6/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 23 UNIT 60 COTTAGES @ RIVERWALK
4 PLEX/D UNIT
LANDSCAPE BOND PAID 5/6/09
CO ISSUED 9/17/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481040**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 23 UNIT 60 COTTAGES @ RIVERWALK**

Date: **9/17/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

SOJ090506001

Permit #	39879
Project #	2008-11819
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	5/6/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10213 MYSTIC BROOK WAY S, Apt. (715 W)	2711481039	VILLAGE @ RIVERWALK	BLDG 23 UNIT 59 COTTAGES @ RIVERWALK

Description of work.

BLDG 23 UNIT 59 COTTAGES @ RIVERWALK 4 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$18,604.05	\$18,604.05	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	Miscellaneous Fees	50.00	1.00	\$0.00	\$50.00	(\$50.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	BLDG New Plan Check	500.00	1.00	\$0.00	\$500.00	(\$500.00)
	First Meter	308.00	2.00	\$0.00	\$616.00	(\$616.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Landscape Bond	1000.00	1.00	\$0.00	\$1,000.00	(\$1,000.00)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Alt: Park/OS	2598.00	1.00	\$0.00	\$2,598.00	(\$2,598.00)
	IMP: 1" Culinary Water	5324.00	2.00	\$0.00	\$10,648.00	(\$10,648.00)
	MECH: FIP	9.50	1.00	\$9.50		\$8.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1808.18	\$18.08		\$18.08
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	Miscellaneous Fees	50.00	1.00	\$50.00		\$50.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	BLDG New Plan Check	500.00	1.00	\$500.00		\$500.00
	First Meter	308.00	2.00	\$616.00		\$616.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Landscape Bond	1000.00	1.00	\$1,000.00		\$1,000.00
	Valuation	0.00	0.00	\$1,507.20		\$1,507.20
	IMP ResMF Alt: Park/OS	2598.00	1.00	\$2,598.00		\$2,698.00
	IMP: 1" Culinary Water	5324.00	2.00	\$10,648.00		\$10,648.00
Totals				\$18,604.05	\$18,604.05	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Print Form

SOUTH JORDAN CITY

Date of Application	Date Work Starts	Receipt No. 11819	Date Issued	Permit Number
---------------------	------------------	-----------------------------	-------------	---------------

Proposed Use of Structure
Cottages @ Riverwalk K Apex
Bldg. Address
10213 Mystic Brook Way
Address Certificate No.
Assessors Parcel No.
2711481039

BUILDING FEE SCHEDULE

Lot # 59	Block 23	Subd. Name & Number
--------------------	--------------------	---------------------

Square Ft. of Building	Valuation
<input type="checkbox"/> Rough Basement	Building Fees
<input type="checkbox"/> Finish Basement	Plan Check Fees
Carport sq. ft.	Electrical Fees
Garage sq. ft.	Plumbing Fees
Type of Bldg.	Mechanical Fees
Occ. Group	Subtotal
No. of Bldgs.	Water
No. of Stories	Sewer
No. of Bedrooms	Storm Sewer
No. of Dwellings	Moving or Demo.
Type of Construction	Temporary Conn.
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.	Re-inspection
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	State Fee
Max. Occ. Load	
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	Total 18604.05

Property Location	<input type="checkbox"/> If metes and bounds see instructions
-------------------	---

Total Property Area - in Acres or Sq. Ft.	Total Bldg. Site Area Used
---	----------------------------

Owner of Property	Phone
-------------------	-------

Mailing Address	City - Zip
-----------------	------------

Business Name Address	Business Lic. No.
-----------------------	-------------------

Architect or Engineer	Phone
-----------------------	-------

General Contractor	Phone
--------------------	-------

Business Address - City - Zip	State Lic. No.	City/Co. Lic. No.
-------------------------------	----------------	-------------------

Electrical Contractor	Phone
-----------------------	-------

Business Address - City - Zip	State Lic. No.	City/Co. Lic. No.
-------------------------------	----------------	-------------------

Plumbing Contractor	Phone
---------------------	-------

Business Address - City - Zip	State Lic. No.	City/Co. Lic. No.
-------------------------------	----------------	-------------------

Mechanical Contractor	Phone
-----------------------	-------

Business Address - City - Zip	State Lic. No.	City/Co. Lic. No.
-------------------------------	----------------	-------------------

Previous Usage of Land or Structure (Past 3 yrs.)

Dwell. Units Now on Lot	Assessory Bldgs. Now on Lot
-------------------------	-----------------------------

Type of Improvement / Kind of Const.
<input type="checkbox"/> Sign <input type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition
<input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish

No. of off-street parking spaces:
Covered _____ Uncovered _____

SUB-CHECK	Zone	Zone Approved By
-----------	------	------------------

Disapproved	Date	Sub-Ck. By
-------------	------	------------

Approved	Date	Sub-Ck. By
----------	------	------------

Minimum Setbacks in Feet
Front Side Side Rear

Plot Plan
()
House or House & Garage If Attached
()

Indicate Street If Corner Lot

Indicate North

STREET

Prop. Line

Prop. Line

STREET

Indicate North

STREET

Land Use Cert.

Electrical Dept.

HiBack C.G & S.

Other

Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No	Amount
--	--------

This application does not become a permit until signed below.

Plan Chk. OK by

Signature of Approval	Date
-----------------------	------

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

Signature of Contractor or Authorized Agent	Date
---	------

Signature of Owner (If Owner)	Date
-------------------------------	------

Census Tract	Traffic Zone	Coordinate Ident. No.
--------------	--------------	-----------------------

New S.L.U. Code No.	Old S.L.U. Code No.
---------------------	---------------------

Certificate of Occupancy

Note: 24 Hours notice is required for all inspections



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10213 MYSTIC BROOK WAY S, Apt. (715 W)**

Project Number: **2009-11819**

Permits: 38679

Residential New

5/6/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 23 UNIT 59 COTTAGES @ RIVERWALK
4 PLEX/A UNIT
LANDSCAPE BOND PAID 5/6/09
CO ISSUED 9/17/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481039**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 23 UNIT 59 COTTAGES @ RIVERWALK**

Date: **9/17/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

SOJ090506003

Permit #	38681
Project #	2009-11821
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	5/6/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10217 MYSTIC BROOK WAY S, Apt. (715 W)	2711481041	VILLAGE @ RIVERWALK	BLDG 23 UNIT 61 COTTAGES @ RIVERWALK

Description of work.

BLDG 23 UNIT 61 COTTAGES @ RIVERWALK
 4 PLEX/B UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1652.00	547.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$5,804.58	\$5,804.58	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1822.56	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Att: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1822.56	\$18.23		\$18.23
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Att: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,804.68	\$5,804.58	\$0.00

BUILDING PERMIT APPLICATION

Print Form

BECOMES PERMIT WHEN SIGNED

SOUTH JORDAN CITY

*Date of Application	Date Work Starts	Receipt No. 11821	Date Issued	Permit Number
----------------------	------------------	-----------------------------	-------------	---------------

*Proposed Use of Structure
Cottages @ Riverwalk Aplex

*Bldg. Address
10217 Mystic Brook Way

*Address Certificate No.

Assessors Parcel No.
2711481041

BUILDING FEE SCHEDULE

Square Ft. of Building		Valuation	
<input type="checkbox"/> Rough Basement		Building Fees	
<input type="checkbox"/> Finish Basement		Plan Check Fees	
Carport sq. ft.		Electrical Fees	
Garage sq. ft.		Plumbing Fees	
Type of Bldg.	Occ. Group	Mechanical Fees	
No. of Bldgs.	R. Value Walls Roof	Subtotal	
No. of Stories	R R	Water	
No. of Bedrooms		Sewer	
No. of Dwellings		Storm Sewer	
Type of Construction		Moving or Demo.	
<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.		Temporary Conn.	
<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Re-inspection	
Max. Occ. Load		State Fee	
Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Total	5854.58

*Lot # **601** *Block **23** *Subd. Name & Number

*Property Location If metes and bounds see instructions

*Total Property Area - In Acres or Sq. Ft.

Total Bldg. Site Area Used

*Owner of Property

Phone

*Mailing Address

City - Zip

*Business Name Address

Business Lic. No.

*Architect or Engineer

Phone

*General Contractor

Phone

*Business Address - City - Zip

*State Lic. No.

*City/Co. Lic. No.

*Electrical Contractor

Phone

*Business Address - City - Zip

*State Lic. No.

*City/Co. Lic. No.

*Plumbing Contractor

Phone

*Business Address - City - Zip

*State Lic. No.

*City/Co. Lic. No.

*Mechanical Contractor

Phone

*Business Address - City - Zip

*State Lic. No.

*City/Co. Lic. No.

*Previous Usage of Land or Structure (Past 3 yrs.)

*Dwell. Units Now on Lot

*Assessory Bldgs, Now on Lot

*Type of Improvement / Kind of Const.

Sign Build Remodel Addition

Repair Move Convert Use Demolish

*No. of off-street parking spaces:

Covered _____ Uncovered _____

SUB-CHECK

Zone _____ Zone Approved By _____

Disapproved _____ Approved _____

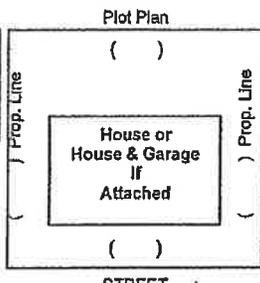
Date _____ Sub-Ck. By _____

Minimum Setbacks In Feet

Front	Side	Side	Rear

Indicate Street if Corner Lot

Indicate North



Special Approvals	Required	Received	Approved
Board of Adjustment			
Health Dept.			
Fire Dept.			
Soil Report			
Water or Well Permit			
Traffic Engineer			
Flood Control			
Sewer or Septic Tank			
City Engineer (off site)			
Gas			
Comments:			
Land Use Cert.			
Electrical Dept.			
HiBack C.G & S.			
Other			
Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No	Amount		

This application does not become a permit until signed below.

Plan Chk. OK by _____ Date _____

Signature of Approval _____ Date _____

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.

* _____ Date _____

Signature of Contractor or Authorized Agent

* _____ Date _____

Signature of Owner (If Owner)

Census Tract _____ Traffic Zone _____ Coordinate Ident. No. _____

PLANNING DEPT. USE

New S.L.U. Code No. _____ Old S.L.U. Code No. _____

Certificate of Occupancy _____

Note: 24 Hours notice is required for all inspections



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10217 MYSTIC BROOK WAY S, Apt. (715 W)**

Project Number: **2009-11821**

Permits: 38681

Residential New

5/6/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 23 UNIT 61 COTTAGES @ RIVERWALK
4 PLEX/B UNIT
LANDSCAPE BOND PAID 5/6/09
CO ISSUED 9/15/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481041**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 23 UNIT 61 COTTAGES @ RIVERWALK**

Date: **9/15/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

S0J090506004

Permit #	38682
Project #	2009-11822
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	5/6/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10219 MYSTIC BROOK WAY S, Apt. (715 W)	2711481042	VILLAGE @ RIVERWALK	BLDG 23 UNIT 62 COTTAGES @ RIVERWALK

Description of work.

BLDG 23 UNIT 62 COTTAGES @ RIVERWALK
 4 PLEX/C UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1625.00	553.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$5,802.94	\$5,802.94	\$0.00
	MECH: FIP	9.50	1.00	\$9.50	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$13.50	\$13.50	(\$13.50)
	State Fee	0.01	1820.94	\$18.21	\$18.21	(\$18.21)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$71.63	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1625.00	\$97.50	\$97.50	(\$97.50)
	IMP ResMF: Police Services	136.16	1.00	\$136.16	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$147.70	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$200.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1820.94	\$18.21		\$18.21
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1625.00	\$97.50		\$97.50
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$0.00	\$1,520.74	\$1,520.74
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,802.94	\$5,802.94	\$0.00



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10219 MYSTIC BROOK WAY S, Apt. (715 W)**

Project Number: **2009-11822**

Permits: **38682**

Residential New

5/6/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 23 UNIT 62 COTTAGES @ RIVERWALK
4 PLEX/C UNIT
LANDSCAPE BOND PAID 5/6/09
CO ISSUED 9/14/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481042**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 23 UNIT 62 COTTAGES @ RIVERWALK**

Date: **9/14/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordan.org>

50J090430001

Permit #	38665
Project #	2008-11606
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	4/30/2009

Construction Permit

Address Full Street Name	Assessor Parcel No.	Tract Parcel Map Number	Lot Number
10203 MYSTIC BROOK WAY S, Apt. (715 W)	2711481035	VILLAGE @ RIVERWALK	BLDG 24 UNIT 63 COTTAGES @ RIVERWALK

Description of work.
 BLDG 24 UNIT 63 COTTAGES @ RIVERWALK
 4 PLEX/C UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1625.00	553.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	Lic. Number	Exp. Date
	249108	11/30/2009

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	Lic. Number	Exp. Date
	249108	11/30/2009

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$18,616.94	\$18,616.94	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1820.94	\$0.00	\$18.21	(\$18.21)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	Miscellaneous Fees	50.00	1.00	\$0.00	\$50.00	(\$50.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1625.00	\$0.00	\$97.50	(\$97.50)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	BLDG New Plan Check	500.00	1.00	\$0.00	\$500.00	(\$500.00)
	First Meter	308.00	2.00	\$0.00	\$616.00	(\$616.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Landscape Bond	1000.00	1.00	\$0.00	\$1,000.00	(\$1,000.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	IMP: 1" Culinary Water	5324.00	2.00	\$0.00	\$10,648.00	(\$10,648.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1820.94	\$18.21		\$18.21
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	Miscellaneous Fees	50.00	1.00	\$50.00		\$50.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1625.00	\$97.50		\$97.50
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	BLDG New Plan Check	500.00	1.00	\$500.00		\$500.00
	First Meter	308.00	2.00	\$616.00		\$616.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Landscape Bond	1000.00	1.00	\$1,000.00		\$1,000.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
	IMP: 1" Culinary Water	5324.00	2.00	\$10,648.00		\$10,648.00
Totals				\$18,616.94	\$18,616.94	\$0.00

BUILDING PERMIT APPLICATION

Print Form

BECOMES PERMIT WHEN SIGNED

SOUTH JORDAN CITY

*Date of Application		Date Work Starts		Receipt No. 11806		Date Issued		Permit Number	
*Proposed Use of Structure 4plex Cottage @ Riverwalk				BUILDING FEE SCHEDULE					
*Bldg Address 10203 Mystic Brook Way				Square Ft. of Building		Valuation			
*Address Certificate No. C Unit				Assessors Parcel No. 2111481035		<input type="checkbox"/> Rough Basement		Building Fees	
*Lot # 63				*Block 24		<input type="checkbox"/> Finish Basement		Plan Check Fees	
*Subd. Name & Number				Carport sq. ft.		Garage sq. ft.		Electrical Fees	
*Property Location				<input type="checkbox"/> If metes and bounds see instructions		Type of Bldg.		Occ. Group	
*Total Property Area - In Acres or Sq. Ft.				Total Bldg. Site Area Used		No. of Bldgs.		R. Value	
*Owner of Property Brad Reynolds Const				Phone		Walls		Roof	
*Mailing Address				City - Zip		No. of Stories		R	
*Business Name Address				Business Lic. No.		No. of Bedrooms		No. of Dwellings	
*Architect or Engineer				Phone		Type of Construction		<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.	
*General Contractor Brad Reynolds Const. 598-0246				Phone Paul		<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Max. Occ. Load	
*Business Address - City - Zip				*State Lic. No.		*City/Co. Lic. No.		Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No	
*Electrical Contractor				Phone		Special Approvals		Required	
*Business Address - City - Zip				*State Lic. No.		*City/Co. Lic. No.		Received	
*Plumbing Contractor				Phone		Board of Adjustment		Approved	
*Business Address - City - Zip				*State Lic. No.		*City/Co. Lic. No.		Health Dept.	
*Mechanical Contractor				Phone		Fire Dept.		Soil Report	
*Business Address - City - Zip				*State Lic. No.		*City/Co. Lic. No.		Water or Well Permit	
*Previous Usage of Land or Structure (Past 3 yrs.)				Assessory Bldgs. Now on Lot		Traffic Engineer		Flood Control	
*Dwell. Units Now on Lot				Assessory Bldgs. Now on Lot		Sewer or Septic Tank		City Engineer (off site)	
*Type of Improvement / Kind of Const.				<input type="checkbox"/> Sign <input type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition		Gas		Comments:	
*No. of off-street parking spaces:				Covered		Uncovered		Land Use Cert.	
SUB-CHECK				Zone		Zone Approved By		Electrical Dept.	
Disapproved				Date		Sub-Ck. By		HIBack C.G & S.	
Approved				Date		Sub-Ck. By		Other	
Minimum Setbacks In Feet				Front		Side		Rear	
Plot Plan				House or House & Garage If Attached		Prop. Line		Prop. Line	
Indicate Street If Corner Lot				Indicate North		STREET		Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No Amount	
Note: 24 Hours notice is required for all inspections				This application does not become a permit until signed below.		Plan Chk. OK by		Signature of Approval	
Signature of Contractor or Authorized Agent				Date		Signature of Owner (If Owner)		Date	
Census Tract				Traffic Zone		Coordinate Ident. No.		New S.L.U. Code No.	
Old S.L.U. Code No.				Certificate of Occupancy					



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10203 MYSTIC BROOK WAY S, Apt. (715 W)**

Project Number: **2008-11806**

Permits: 38665

Residential New

4/30/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 24 UNIT 63 COTTAGES @ RIVERWALK
4 PLEX/C UNIT
LANDSCAPE BOND PAID FOR ENTIRE 4-PLEX 4/30/09
CO ISSUED 8/26/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481035**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 24 UNIT 63 COTTAGES @ RIVERWALK**

Date: **8/26/09**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84066
 801-254-3742
<http://www.southjordancity.org>

SOJ090430002

Permit # 38666
 Project # 2008-11807
 Permit Cat. Building Permit
 Permit Type Residential New
 Issue Date 4/30/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10205 MYSTIC BROOK WAY S, Apt. (715 W)	2711461036	VILLAGE @ RIVERWALK	BLDG 24 UNIT 64 COTTAGES @ RIVERWALK

Description of work.

BLDG 24 UNIT 64 COTTAGES @ RIVERWALK
 4 PLEX/B UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$147,000.00	MF Residential	Type V B	1	False	1652.00	547.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249106	Exp. Date: 11/30/2009

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	249106	Exp. Date: 11/30/2009

Fee

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi-Family Residential				\$5,804.58	\$5,804.58	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	Slate Fee	0.01	1822.56	\$0.00	\$18.23	(\$18.23)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1652.00	\$0.00	\$99.12	(\$99.12)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,520.74	(\$1,520.74)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	Slate Fee	0.01	1822.56	\$18.23		\$18.23
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1652.00	\$99.12		\$99.12
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,520.74		\$1,520.74
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,804.58	\$5,804.58	\$0.00

BUILDING PERMIT APPLICATION
BECOMES PERMIT WHEN SIGNED

Print Form

SOUTH JORDAN CITY

*Date of Application		Date Work Starts		Receipt No. 11807		Date Issued		Permit Number	
*Proposed Use of Structure Cottages @ Riverwalk 4plex				BUILDING FEE SCHEDULE					
*Bldg. Address 10205 Mystic Brook Way				Square Ft. of Building		Valuation 147,000			
*Address Certificate No. B Unit				Assessors Parcel No. 211481036		<input type="checkbox"/> Rough Basement		Building Fees	
*Lot # 64 Block 24 Subd. Name & Number				*If metes and bounds see instructions <input type="checkbox"/>		<input type="checkbox"/> Finish Basement		Plan Check Fees	
*Property Location				*Total Property Area - In Acres or Sq. Ft.		Carport sq. ft.		Electrical Fees	
*Owner of Property				*Total Bldg. Site Area Used		Garage sq. ft.		Plumbing Fees	
*Mailing Address				*Owner of Property		Type of Bldg.		Mechanical Fees	
*Business Name Address				Phone		No. of Bldgs.		Subtotal	
*Architect or Engineer				Phone		No. of Stories		Water	
*General Contractor				Phone		No. of Bedrooms		Sewer	
*Business Address - City - Zip				*State Lic. No.		No. of Dwellings		Storm Sewer	
*Electrical Contractor				Phone		Type of Construction		Moving or Demo.	
*Business Address - City - Zip				*State Lic. No.		<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.		Temporary Conn.	
*Plumbing Contractor				Phone		<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel		Re-inspection	
*Business Address - City - Zip				*State Lic. No.		Max. Occ. Load		State Fee	
*Mechanical Contractor				Phone		Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Total 5804.53	
*Business Address - City - Zip				*State Lic. No.		Special Approvals		Required	
*Previous Usage of Land or Structure (Past 3 yrs.)				*City/Co. Lic. No.		Board of Adjustment		Received	
*Dwell. Units Now on Lot				*Assessory Bldgs. Now on Lot		Health Dept.		Approved	
*Type of Improvement / Kind of Const.				*City/Co. Lic. No.		Fire Dept.			
<input type="checkbox"/> Sign <input type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition						Soil Report			
<input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish						Water or Well Permit			
*No. of off-street parking spaces:						Traffic Engineer			
Covered				Uncovered		Flood Control			
SUB-CHECK				Zone		Sewer or Septic Tank			
Disapproved				Zone Approved By		City Engineer (off site)			
Approved						Gas			
Date				Sub-Ck. By		Comments:			
Minimum Setbacks in Feet				Plot Plan		Land Use Cert.			
Front Side Side Rear				House or House & Garage If Attached		Electrical Dept.			
				STREET		HiBack C.G & S.			
Indicate Street If Corner Lot				Indicate North		Other			
Note: 24 Hours notice is required for all inspections						Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No		Amount	
						This application does not become a permit until signed below.			
						Plan Chk. OK by			
						Signature of Approval		Date	
						This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.			
						* Signature or Contractor or Authorized Agent		Date	
						* Signature of Owner (if Owner)		Date	
						Census Tract		Traffic Zone	
						Coordinate Ident. No.			
						New S.L.U. Code No.		Old S.L.U. Code No.	
						Certificate of Occupancy			



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10205 MYSTIC BROOK WAY S, Apt. (715 W)**

Project Number: **2008-11807**

Permits: 38666

Residential New

4/30/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 24 UNIT 64 COTTAGES @ RIVERWALK
4 PLEX/B UNIT
LANDSCAPE BOND PAID FOR ENTIRE 4-PLEX 4/30/09
CO ISSUED 8/28/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481036**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 24 UNIT 64 COTTAGES @ RIVERWALK**

Date: **8/28/09**

Approved By: _____



Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

SOJ090430003

Permit #	38667
Project #	2008-11808
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	4/30/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10207 MYSTIC BROOK WAY S, Apt. (715 W)	2711481037	VILLAGE @ RIVERWALK	BLDG 24 UNIT 65 COTTAGES @ RIVERWALK

Description of work.

BLDG 24 UNIT 65 COTTAGES @ RIVERWALK
 4 PLEX/D UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$135,000.00	MF Residential	Type V B	1	False	1537.00	400.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date: 11/30/2009	

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi-Family Residential				\$5,715.55	\$5,715.55	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1734.42	\$0.00	\$17.34	(\$17.34)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1537.00	\$0.00	\$92.22	(\$92.22)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,439.50	(\$1,439.50)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1734.42	\$17.34		\$17.34
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1537.00	\$92.22		\$92.22
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,439.50		\$1,439.50
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,715.55	\$5,715.55	\$0.00

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Print Form

SOUTH JORDAN CITY

*Date of Application		Date Work Starts		Receipt No. 11808		Date Issued		Permit Number	
*Proposed Use of Structure				BUILDING FEE SCHEDULE					
*Bldg. Address 10207 Mystic Brook Way				Square Ft. of Building		Valuation			
*Address Certificate No. D Unit		*Assessors Parcel No. 2111481037		<input type="checkbox"/> Rough Basement		Building Fees			
*Lot # 65		*Block 24		*Subd. Name & Number		<input type="checkbox"/> Finish Basement		Plan Check Fees	
*Property Location				Carport sq. ft.		Electrical Fees			
<input type="checkbox"/> If metes and bounds see instructions				Garage sq. ft.		Plumbing Fees			
*Total Property Area - In Acres or Sq. Ft.				Total Bldg. Site Area Used		Type of Bldg.		Occ. Group	
*Owner of Property				Phone		No. of Bldgs.		R. Value	
*Mailing Address				City - Zip		Walls		Roof	
*Business Name Address				Business Lic. No.		No. of Stories		R	
*Architect or Engineer				Phone		No. of Bedrooms		No. of Dwellings	
*General Contractor				Phone		Type of Construction		<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var. <input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel	
*Business Address - City - Zip				*State Lic. No.		*City/Co. Lic. No.		Max. Occ. Load	
*Electrical Contractor				Phone		Fire Sprinkler		<input type="checkbox"/> Yes <input type="checkbox"/> No	
*Business Address - City - Zip				*State Lic. No.		*City/Co. Lic. No.		Total 515.55	
*Plumbing Contractor				Phone		Special Approvals		Required	
*Business Address - City - Zip				*State Lic. No.		*City/Co. Lic. No.		Received	
*Mechanical Contractor				Phone		Board of Adjustment		Approved	
*Business Address - City - Zip				*State Lic. No.		*City/Co. Lic. No.		Health Dept.	
*Previous Usage of Land or Structure (Past 3 yrs.)				*Assessory Bldgs. Now on Lot		Fire Dept.		Soil Report	
*Dwell. Units Now on Lot				*Assessory Bldgs. Now on Lot		Water or Well Permit		Traffic Engineer	
*Type of Improvement / Kind of Const.				*Assessory Bldgs. Now on Lot		Flood Control		Sewer or Septic Tank	
<input type="checkbox"/> Sign <input type="checkbox"/> Build <input type="checkbox"/> Remodel <input type="checkbox"/> Addition <input type="checkbox"/> Repair <input type="checkbox"/> Move <input type="checkbox"/> Convert Use <input type="checkbox"/> Demolish				*Assessory Bldgs. Now on Lot		City Engineer (off site)		Gas	
*No. of off-street parking spaces:				*Assessory Bldgs. Now on Lot		Comments:			
Covered		Uncovered							
SUB-CHECK				Zone		Zone Approved By			
Disapproved				Sub-Ck. By					
Approved				Date					
Minimum Setbacks in Feet				Plot Plan					
Front	Side	Side	Rear						
				Indicate Street If Corner Lot					
				Indicate North					
Note: 24 Hours notice is required for all inspections									
Census Tract		Traffic Zone		Coordinate Ident. No.					
New S.L.U. Code No.		Old S.L.U. Code No.		Certificate of Occupancy					



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10207 MYSTIC BROOK WAY S, Apt. (715 W)**

Project Number: **2008-11808**

Permits: 38667

Residential New

4/30/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 24 UNIT 65 COTTAGES @ RIVERWALK
4 PLEX/D UNIT
LANDSCAPE BOND PAID FOR ENTIRE 4-PLEX 4/30/09
CO ISSUED 8/26/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481037**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 24 UNIT 65 COTTAGES @ RIVERWALK**

Date: **8/26/09**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
<http://www.southjordancity.org>

SOJ090430003

Permit #	38667
Project #	2008-11808
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	4/30/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10207 MYSTIC BROOK WAY S, Apt. (715 W)	2711481037	VILLAGE @ RIVERWALK	BLDG 24 UNIT 65 COTTAGES @ RIVERWALK

Description of work.

BLDG 24 UNIT 65 COTTAGES @ RIVERWALK
 4 PLEX/D UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$135,000.00	MF Residential	Type V B	1	False	1537.00	400.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	Exp. Date
249108	11/30/2009

Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	

Lic. Information	Exp. Date
249108	11/30/2009

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$5,715.55	\$5,715.55	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1734.42	\$0.00	\$17.34	(\$17.34)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1537.00	\$0.00	\$92.22	(\$92.22)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Alt Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,439.50	(\$1,439.50)
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$0.00	\$2,596.00	(\$2,596.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1734.42	\$17.34		\$17.34
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1537.00	\$92.22		\$92.22
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Alt Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,439.50		\$1,439.50
	IMP ResMF Alt: Park/OS	2596.00	1.00	\$2,596.00		\$2,596.00
Totals				\$5,715.55	\$5,715.55	\$0.00

BUILDING PERMIT APPLICATION

BECOMES PERMIT WHEN SIGNED

Print Form

SOUTH JORDAN CITY

*Date of Application		Date Work Starts		Receipt No. 11808		Date Issued		Permit Number	
*Proposed Use of Structure				BUILDING FEE SCHEDULE					
*Bldg. Address 10207 Mystic Brook Way				Square Ft. of Building		Valuation			
*Address Certificate No. D Unit				<input type="checkbox"/> Rough Basement		Building Fees			
Assessors Parcel No. 2711481037				<input type="checkbox"/> Finish Basement		Plan Check Fees			
*Lot # 65		*Block 24		Carport sq. ft.		Electrical Fees			
*Subd. Name & Number				Garage sq. ft.		Plumbing Fees			
*Property Location				Type of Bldg.		Occ. Group		Mechanical Fees	
<input type="checkbox"/> If metes and bounds see instructions				No. of Bldgs.		R. Value		Subtotal	
*Total Property Area - In Acres or Sq. Ft.				No. of Stories		Walls		Water	
*Owner of Property				No. of Bedrooms		Roof		Sewer	
Phone				No. of Dwellings		R		Storm Sewer	
*Mailing Address				Type of Construction		Re-Inspection		Moving or Demo.	
City - Zip				<input type="checkbox"/> Frame <input type="checkbox"/> Brick Var.		State Fee		Temporary Conn.	
*Business Name Address				<input type="checkbox"/> Brick <input type="checkbox"/> Block <input type="checkbox"/> Concrete <input type="checkbox"/> Steel					
Business Lic. No.				Max. Occ. Load					
*Architect or Engineer				Fire Sprinkler <input type="checkbox"/> Yes <input type="checkbox"/> No		Total		5715.55	
Phone				Special Approvals		Required		Received	
*General Contractor				Board of Adjustment		Approved			
Phone				Health Dept.					
*Business Address - City - Zip				Fire Dept.					
*State Lic. No.		*City/Co. Lic. No.		Soil Report					
*Electrical Contractor				Water or Well Permit					
Phone				Traffic Engineer					
*Business Address - City - Zip				Flood Control					
*State Lic. No.		*City/Co. Lic. No.		Sewer or Septic Tank					
*Plumbing Contractor				City Engineer (off site)					
Phone				Gas					
*Business Address - City - Zip				Comments:					
*State Lic. No.		*City/Co. Lic. No.							
*Mechanical Contractor				Land Use Cert.					
Phone				Electrical Dept.					
*Business Address - City - Zip				HiBack C.G & S.					
*State Lic. No.		*City/Co. Lic. No.		Other					
*Previous Usage of Land or Structure (Past 3 yrs.)				Bond Required <input type="checkbox"/> Yes <input type="checkbox"/> No		Amount			
*Dwell. Units Now on Lot				Assessory Bldgs. Now on Lot					
*Type of Improvement / Kind of Const.				This application does not become a permit until signed below.					
<input type="checkbox"/> Sign		<input type="checkbox"/> Build		<input type="checkbox"/> Remodel		<input type="checkbox"/> Addition			
<input type="checkbox"/> Repair		<input type="checkbox"/> Move		<input type="checkbox"/> Convert Use		<input type="checkbox"/> Demolish			
*No. of off-street parking spaces:				Plan Chk. OK by					
Covered		Uncovered		Signature of Approval		Date			
SUB-CHECK				Zone		Zone Approved By			
Disapproved				Sub-Ck. By		Date			
Approved				Date		This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at anytime after work is commenced. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specified herein or not the granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction and that I make this statement under penalty of perjury.			
Minimum Setbacks in Feet				* _____					
Front	Side	Side	Rear	Signature or Contractor or Authorized Agent		Date			
				* _____		Date			
				Signature of Owner (If Owner)		Date			
Indicate Street If Corner Lot				Census Tract		Traffic Zone		Coordinate Ident. No.	
Indicate North				New S.L.U. Code No.		Old S.L.U. Code No.			
Plot Plan				Certificate of Occupancy					
House or House & Garage If Attached									

Note: 24 Hours notice is required for all inspections



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10207 MYSTIC BROOK WAY S, Apt. (715 W)**

Project Number: **2008-11808**

Permits: 38667

Residential New

4/30/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 24 UNIT 65 COTTAGES @ RIVERWALK
4 PLEX/D UNIT
LANDSCAPE BOND PAID FOR ENTIRE 4-PLEX 4/30/09
CO ISSUED 8/26/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481037**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 24 UNIT 65 COTTAGES @ RIVERWALK**

Date: **8/26/09**

Approved By: _____

Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.



City of South Jordan

Building Division

1600 W Towne Center Drive
 South Jordan, UT 84065
 801-254-3742
 http://www.southjordancity.org

SOJ090430004

Permit #	38668
Project #	2008-11809
Permit Cat.	Building Permit
Permit Type	Residential New
Issue Date	4/30/2009

Construction Permit

Address Full Street Name	Assessors Parcel No.	Tract Parcel Map Number	Lot Number
10209 MYSTIC BROOK WAY S, Apt. (715 W)	2711481038	VILLAGE @ RIVERWALK	BLDG 24 UNIT 66 COTTAGES @ RIVERWALK

Description of work.

BLDG 24 UNIT 66 COTTAGES @ RIVERWALK
 4 PLEX/A UNIT

Building Value	Occupancy	Construction	Units	Sprinkler	Square Feet	Garage Sq. Ft.
\$145,000.00	MF Residential	Type V B	1	False	1638.00	471.00

Current Owners	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Contractor	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date:	11/30/2009
Applicant	Full Street Name	Telephone	Email
* BRAD REYNOLDS CONSTRUCTION -	PO BOX 17958 SALT LAKE CITY UT 84117	281-2200	
Lic. Information	249108	Exp. Date:	11/30/2009

Fees

Fee Group	Fee Type Desc	Unit Cost	Quantity	Fee Amount	Payment Amount	Balance
Multi Family Residential				\$5,790.05	\$5,790.05	\$0.00
	MECH: FIP	9.50	1.00	\$0.00	\$9.50	(\$9.50)
	PLUMB: WaterHeater	13.50	1.00	\$0.00	\$13.50	(\$13.50)
	State Fee	0.01	1808.18	\$0.00	\$18.08	(\$18.08)
	MECH: Furnace/Air Conditioner	16.00	2.00	\$0.00	\$32.00	(\$32.00)
	IMP ResMF: Fire Services	71.63	1.00	\$0.00	\$71.63	(\$71.63)
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$0.00	\$78.00	(\$78.00)
	ELEC: Finished SF	0.06	1638.00	\$0.00	\$98.28	(\$98.28)
	IMP ResMF: Police Services	136.16	1.00	\$0.00	\$136.16	(\$136.16)
	PLUMB: Drain	10.55	14.00	\$0.00	\$147.70	(\$147.70)
	IMP ResSF: Construction Water	200.00	1.00	\$0.00	\$200.00	(\$200.00)
	IMP ResMF Att Roadway	882.00	1.00	\$0.00	\$882.00	(\$882.00)
	Valuation	0.00	0.00	\$0.00	\$1,507.20	(\$1,507.20)
	IMP ResMF Att: Park/OS	2586.00	1.00	\$0.00	\$2,586.00	(\$2,586.00)
	MECH: FIP	9.50	1.00	\$9.50		\$9.50
	PLUMB: WaterHeater	13.50	1.00	\$13.50		\$13.50
	State Fee	0.01	1808.18	\$18.08		\$18.08
	MECH: Furnace/Air Conditioner	16.00	2.00	\$32.00		\$32.00
	IMP ResMF: Fire Services	71.63	1.00	\$71.63		\$71.63
	IMP ResSF: Offsite Cleaning	78.00	1.00	\$78.00		\$78.00
	ELEC: Finished SF	0.06	1638.00	\$98.28		\$98.28
	IMP ResMF: Police Services	136.16	1.00	\$136.16		\$136.16
	PLUMB: Drain	10.55	14.00	\$147.70		\$147.70
	IMP ResSF: Construction Water	200.00	1.00	\$200.00		\$200.00
	IMP ResMF Att Roadway	882.00	1.00	\$882.00		\$882.00
	Valuation	0.00	0.00	\$1,507.20		\$1,507.20
	IMP ResMF Att: Park/OS	2586.00	1.00	\$2,586.00		\$2,586.00
Totals				\$5,790.05	\$5,790.05	\$0.00



City of South Jordan

Building and Safety Division

Certificate of Occupancy

This certificate issued pursuant to the requirements of Section 109 of the Uniform Building Code certifying that at the time of issuance this structure was in compliance with the various ordinances of the City regulating building construction or use for the following address.

Building Address: **10209 MYSTIC BROOK WAY S, Apt. (715 W)**

Project Number: **2008-11809**

Permits: 38668

Residential New

4/30/2009 12:00:00 AM

Tenant Name: * **BRAD REYNOLDS CONSTRUCTION -**

Tenant Address: **PO BOX 17958 SALT LAKE CITY UT 84117**

Description: **BLDG 24 UNIT 66 COTTAGES @ RIVERWALK
4 PLEX/A UNIT
LANDSCAPE BOND PAID FOR ENTIRE 4-PLEX 4/30/09
CO ISSUED 8/28/09**

Occupancy Type: **MF Residential**

Const. Type: **Type V B**

Square Feet:

APN: **2711481038**

Tract Number: **VILLAGE @ RIVERWALK**

Lot Number: **BLDG 24 UNIT 66 COTTAGES @ RIVERWALK**

Date: **8/28/09**

Approved By: _____


Building Official

This Certificate shall be posted in a conspicuous place on the premises and shall not be removed except by the Building Official.