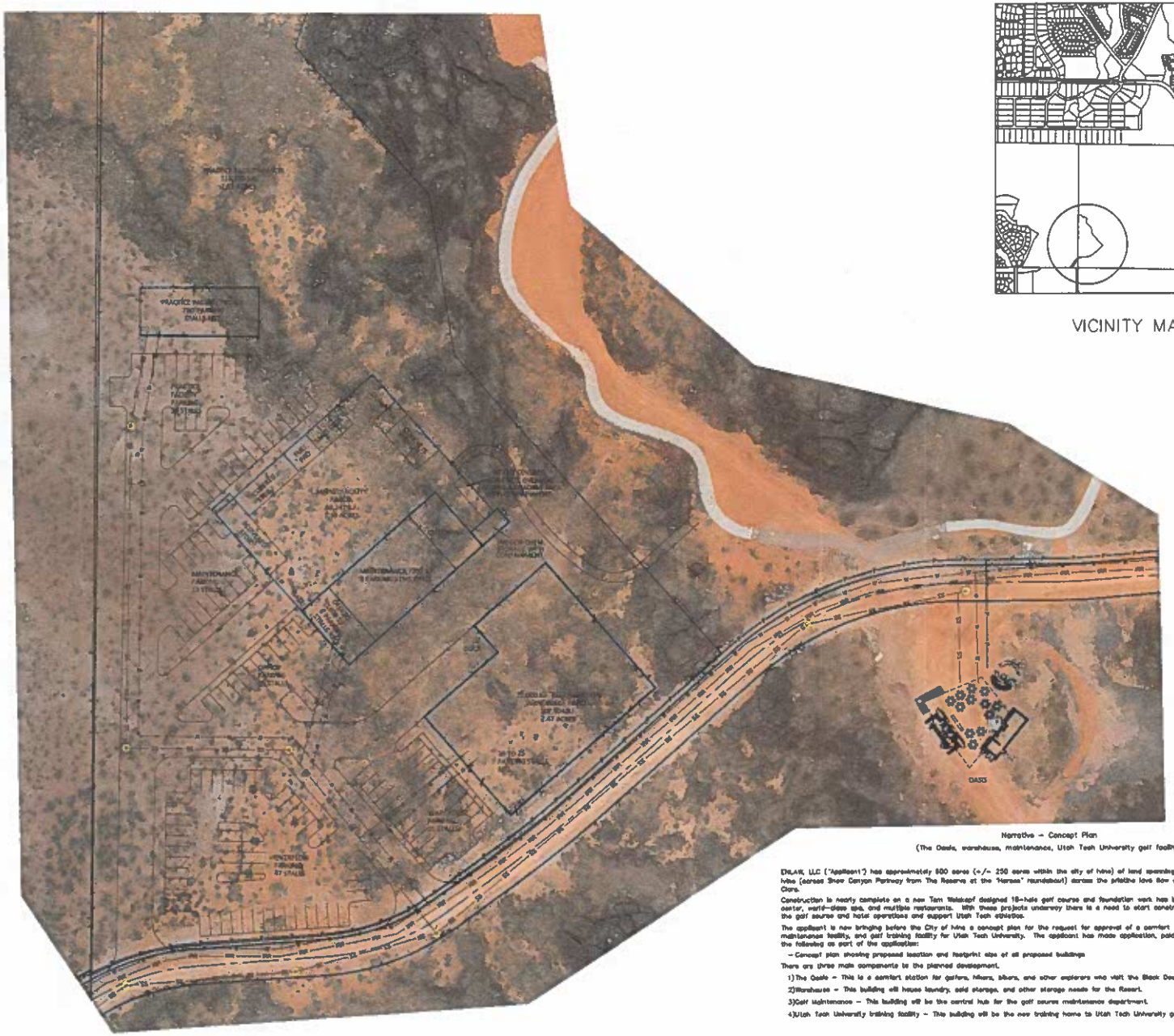


VICINITY MAP

Narrative – Concept Plan
(The Oasis, warehouse, maintenance, Utah Tech University golf facility)

ENLAW, LLC ("Applicant") has approximately 800 acres (+/- 250 acres within the city of Ivins) of land spanning from the most southern portion of Ivins (across Snow Canyon Parkway from The Reserve at the "Horses" roundabout) across the pristine lava flow and south to Pioneer Parkway in Santa Clara.

Construction is nearly complete on a new Tom Weiskopf designed 18-hole golf course and foundation work has begun on a luxury hotel with convention center, world-class spa, and multiple restaurants. With these projects underway there is a need to start construction on support facilities which will aid the golf course and hotel operations and support Utah Tech athletics.

The applicant is now bringing before the City of Ivins a concept plan for the request for approval of a comfort station (The Oasis), warehouse, golf maintenance facility, and golf training facility for Utah Tech University. The applicant has made application, paid the appropriate fees, and is providing the following as part of the application:

- Concept plan showing proposed location and footprint size of all proposed buildings

There are three main components to the planned development.

1) The Oasis – This is a comfort station for golfers, hikers, bikers, and other explorers who visit the Black Desert Resort.

2) Warehouse – This building will house laundry, cold storage, and other storage needs for the Resort.

3) Golf Maintenance – This building will be the central hub for the golf course maintenance department.

4) Utah Tech University training facility – This building will be the new training home to Utah Tech University golf team.

No.	Description of Revisions	Date	By

KUMA ENGINEERING
489 WEST TONAQUINT WAY IVINS, UT 84738 (435) 229-0244

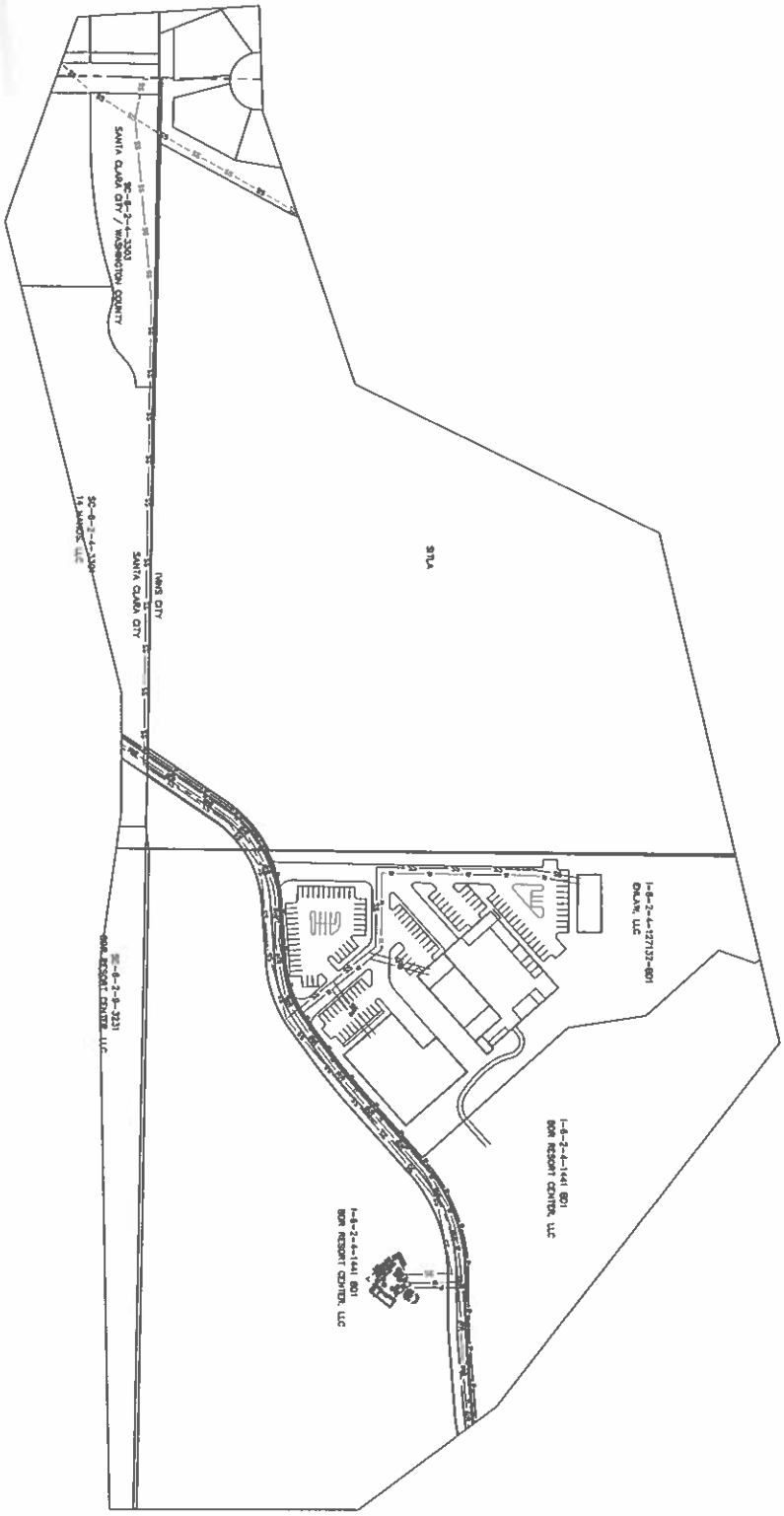
CONCEPT PLAN
BLACK DESERT RESORT
PREPARED FOR
PROJECT LOCATED IN SECTION X, T42S, R16W SLB&M
IVINS, UTAH

05-06-2022

Project	BDR
File	BASE
Date	MAY 2022
Drafted by	BH
Reviewed by	BH

Scale
1 = 40

Sheet No.
CP-1





Sheet No. CP-2	Scale 1 = 100	File: BASE Date: Feb 2022 Drafted by: BH Reviewed by: BH	Project: BDR	CONCEPT - OFFSITE UTILITIES BLACK DESERT RESORT PREPARED FOR PROJECT LOCATED IN SECTION X, T42S, R16W SLB&M IVINS, UTAH	KUMA ENGINEERING 469 WEST TONAQUAH WAY - IVINS, UT 84738 - (435) 229-0244

No.	Description of Revisions	Date	By