

U.E.P. Global Trust Action Plan Outline

The goal of this plan is intended to produce the following outcome over time. The benefit is outlined below with regard to the municipalities, the UEP trust, FLDS Church, the beneficiaries, the business owners and the proposed newly created "Residual (non profit) Trust". Note: This plan recognizes the practical fact that thousands of people built in good faith on property they believed would be administered in a way that protected them. These thousands of claims will not go away without a global vision which clearly recognizes this contribution and settles the issue fairly. The term "beneficiary" as used herein is intended to mean the party or parties who significantly improved each lot or parcel and who now claim an interest in the property as a result of said improvements. Please consider:

The existing UEP Trust in all its forms will complete the following actions then disappear:

Short range action plan:

1. File plats with the county which reflect the current land use thereby creating individual parcels as is currently used by the "beneficiaries". This platting is to be done with city approval if practical or with court direction if current city leadership loyalty to FLDS creates unreasonable road blocks. Some reasonable special improvement district (SID) plat restrictions are expected.
2. Deed each parcel of property to the "beneficiary" (free of charge):
 - A. Step 1. Immediately deed property to the "beneficiary" who can show they have built the primary improvements and no other party has claims against the same improvement. (Give clear title immediately).
 - B. Step 2. Where multiple parties have contributed to the property improvement, U.E.P. will issue deeds which show a ratio of ownership to each party claimant regardless of who occupies the property at present. This part of the plan will require some public noticing and potential mediation. The UEP land ownership is given as an offset to the parties to help settle differences between parties.
 - C. Step 3. Deed all commercial property to the business party that can demonstrate they provided all improvements.
 - D. Step 4. If multiple parties claim to have provided improvements the deed will reflect a shared ownership regardless of who occupies the commercial property.
 - E. Step 5. If the U.E.P. trust built the improvements, the trust will sell to the highest bidder the property and carry back a trust deed note and assign the note receivable to the "Residual Trust" for a revenue stream for ongoing expenses and community service provided by the "Residual Trust".

- F. The present U.E.P. trust will stay completely uninvolved in how the joint ownership between parties is worked out. Their buy/sell arrangements between them, will be done by them prior to UEP issuance of a ratio ownership of title. After a notice is sent to each prospective property owner, they will have 6 months to resolve the ownership between multi party claimants. If resolution is not reached by consent, the trust will either convey the property to the "Residual Trust" to address the issue long range or unilaterally assign a ratio of ownership to the claimants.
- G. All transfers from the trust are made as "settlement of claim payments" not as distributions of trust assets to trust beneficiaries. No distribution to parties as a "trust beneficiary" is implied. All residual trust assets not distributed, within one year, shall be conveyed to the "Residual Trust" to be used or sold to the highest bidder for beneficial purposes that serve the entire community "non profit".
- H. The reasonable residual cost of implementation of this plan will be paid from sale of assets transferred to and sold from the "Residual Trust" long term if necessary.
- I. Items A-H are intended to completely remove all assets from the existing UEP trust so it can be dissolved by the court.

Benefit of Plan

- 3. Put titles to property, both residential and commercial, in the hands of as many "beneficiaries" as possible as quickly as possible. The expected outcome of the action plan is to produce the following results and benefits:
 - A. Decentralize control and obtain a release of all claims of injustice by "beneficiaries" in the process.
 - B. The new land ownership will require the city officials to be accountable to a voting population of owners not one central religious owner authority.
 - C. Plan will establish a community model which allows each individual "beneficiary" the right to choose what they want to do with their property. Keep it, sell it, rent it, contribute it, no deed restriction except potential SID agreement with the cities for minimum improvements required by the city.
 - D. Create an environment where property tax assessment is normalized and city accountability to the property owners reflects a "public" which has the "power" (whether they use

it or not initially) to elect, and say what direction the cities will take. This may take time but once freedom is tasted, self determination will strengthen. If any "beneficiaries" continue to place their property in the hands of religious leaders, they at least made the decision without trust participation and can thereafter live with the decision. If FLDS receives significant property contribution, they will still only have the control of some individual properties (subject to uniform law) instead of total control.

4. With respect to the FLDS Church

- A. Deed to FLDS free and clear ownership of their existing place of worship in exchange for a complete hold harmless agreement. If this settlement offer is not accepted by FLDS, deed the meeting hall to the "Residual Trust" to be used as a community center.
- B. Allow FLDS to bid on any property offered for sale in open bid from the existing UEP trust until it is closed and then from the "Residual Trust" after remaining assets are transferred. The reasoning here is this, all the members of these communities have historically contributed to the body of assets and improvements made to the community not simply the current FLDS membership. It is "justice", that the FLDS church purchase any assets (that they desire to have exclusive control of) from the community "Residual Trust" to be used for their exclusive purpose. However, the FLDS members as well as the entire community will have the full equal benefit and access to the properties contributed to the municipalities and the residual properties administered by the "Residual Trust" such as parks and community centers. Further, the FLDS people will have the same benefit of reduced city administration cost because of the contributions to the community by the "Residual Trust" of fire station, road rights of way easements and etc.
- C. In contrast, to the solution offered above, by continuing to allow assets of the "trust" to continue to be administered by or through the FLDS Church creates the opposite result where only FLDS members receive ongoing property benefit and those disassociated have historically been barred from the use of assets that they all helped to create in the community.
- D. The FLDS Church is not prejudice by this plan. The members who want to re contribute their assets to the

church are free to do so. The members however will be the ones who cause this to happen by free choice and will not be able to complain. Further if they become disaffected and loose their property. (Free choice).

E. The argument of the FLDS leadership where they claim the church has the rightful claim to the excess property cannot be supported by fact.

1. If FLDS members are given their homes and businesses the same as all others "beneficiaries", then neither the leaders or members can complain that they were victimized by this process.
2. If all residual property has free access available to be used by the FLDS members and leadership through the administration of the "Residual Trust" then all people have equal benefit from the assets contributed as community property through the hard work and contribution of all the members both present and past.

F. This process most importantly removes the accountability of the municipalities to the FLDS Church and or to the UEP trust who previously held all the property control.

Accountability now will be to the community members at large. In the former condition no individual dared resist the dictates of the church while their homes were held in the balance. The only loss to FLDS is "dictatorial power" formerly held by the church no member or non-member of the church is being disenfranchised from their personal or community property contribution yet, members who still wish to continue to align with the church are free to do so.

5. Hildale and Colorado City (city councils) and (officials):

- A. Will now be accountable to the property owners and voters who are now in the majority instead of being answerable only to a single church entity or trust entity.
- B. With property rights restored to the people, each property owner has constitutional property rights protection and each citizen may hold the city administration and the individual members of the city council or boards to fair and equal treatment under the law. The color of law may no longer be used to disguise and promote the church agenda. Separation of Church and State is now very likely.
- C. Each municipality should master plan and zone the communities for the long term benefit of the citizens, so all

know what rules apply uniformly under clear adopted city code.

- D. The Courts and Attorneys General of each State will have made right a terrible injustice and will have put in place a template for these communities to govern themselves under the protection of the laws of Utah and Arizona.
- E. This plan will have very significant value in helping to reestablish confidence in our courts, our judges, elected officials, and the rule of law in the minds of a group of people many of whom have been raised from childhood being taught that they are disenfranchised and that government is the enemy. If we use an even handed, "level the playing field" approach these communities can be shown the value that exists in these institutions of law and appreciation will shortly follow.

6. The "Residual Trust" (to be named later (however), we recommend the name not have FLDS or UEP in it).

- A. We recommend the current board of trustees serve as the charter members of the new "Residual Trust". The board to have not less than 5 members and the chairman of the board is to be elected from the board.
- B. The board will develop the charter, the goals, and purposes of the trust. All such purposes shall conform to charitable, community based projects, and purposes.
- C. Board member term, removal, election, details are to be determined in the charter and reviewed by the court.
- D. All assets are to be administered in the best interest of the community at large.
- E. Necessary expenses for "Residual Trust" formation and ongoing administration shall be paid from sale of residual assets as approved by the board.
- F. "Residual Trust" accountability to the communities people will be built into the charter, or board members will be removable by vote of community voters.
- G. If the municipalities came up to speed and demonstrate civic accountability, the "Residual Trust" may choose to transfer more community property into the care of the municipalities in order to have city maintenance and administration. This condition will be determined over time by the residual board of trustees.

* All tasks outlined can be done unilaterally by the UEP trust or with court assistance if necessary. No consensus is required.