



# Community Development Department

TOM DOLAN  
MAYOR

BYRON JORGENSON  
CHIEF ADMINISTRATIVE OFFICER

MICHAEL G. COULAM  
DIRECTOR

## NOTICE OF LOT LINE ADJUSTMENT

Date: April 17, 2001

RE: Lot Line Adjustment between Parcels 27-13-476-019, 27-13-476-020, 27-13-476-021, 27-13-476-022 (portion of), 27-13-476-025, 27-13-476-026, 27-13-476-027 (portion of), 27-13-476-034 (portion of) & 27-13-476-039 (portion of) of the Utah Auto Mall, Phase I Subdivision.

The Sandy City Community Development Department staff has reviewed the attached proposal for a lot line adjustment between Parcels 27-13-476-019, 27-13-476-020, 27-13-476-021, 27-13-476-022 (portion of), 27-13-476-025, 27-13-476-026, 27-13-476-027 (portion of), 27-13-476-034 (portion of) & 27-13-476-039 (portion of) of the Utah Auto Mall, Phase I Subdivision. The lot line adjustment will allow for one large parcel which is occupied by a Larry H. Miller Jeep dealership. In compliance with §10-9-808(6), Utah Code Unannotated and §15-34-17, Revised Ordinances of Sandy City, 1996, the applicant has demonstrated satisfactorily to Sandy City that:

1. no new dwelling lot or housing unit results from the lot line adjustment;
2. the lot line adjustment does not result in remnant land that did not previously exist; and
3. the adjustment does not result in violation of applicable zoning requirements.

Sandy City therefore approves the request for a lot line adjustment as described on the attached stamped legal description.

Reviewed by:

  
 Michael G. Coulam, Director  
 Community Development Department

### PERSONAL ACKNOWLEDGMENT

STATE OF UTAH )

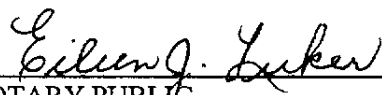
: ss

County of Salt Lake )

On this 17<sup>th</sup> day of April, 2001, personally appeared before me Michael G. Coulam who, being by me duly sworn, acknowledged to me that ~~he~~ executed the foregoing agreement.

My Commission Expires:

6-24-2004

  
 NOTARY PUBLIC

Residing in Sandy County, UT  
**EILEEN J. LUKER**  
 10000 Centennial Pkwy.  
 Sandy, Utah 84070  
 My Commission Expires  
 June 24, 2004  
 STATE OF UTAH

E-mail: Sandypoplans@state.ut.us

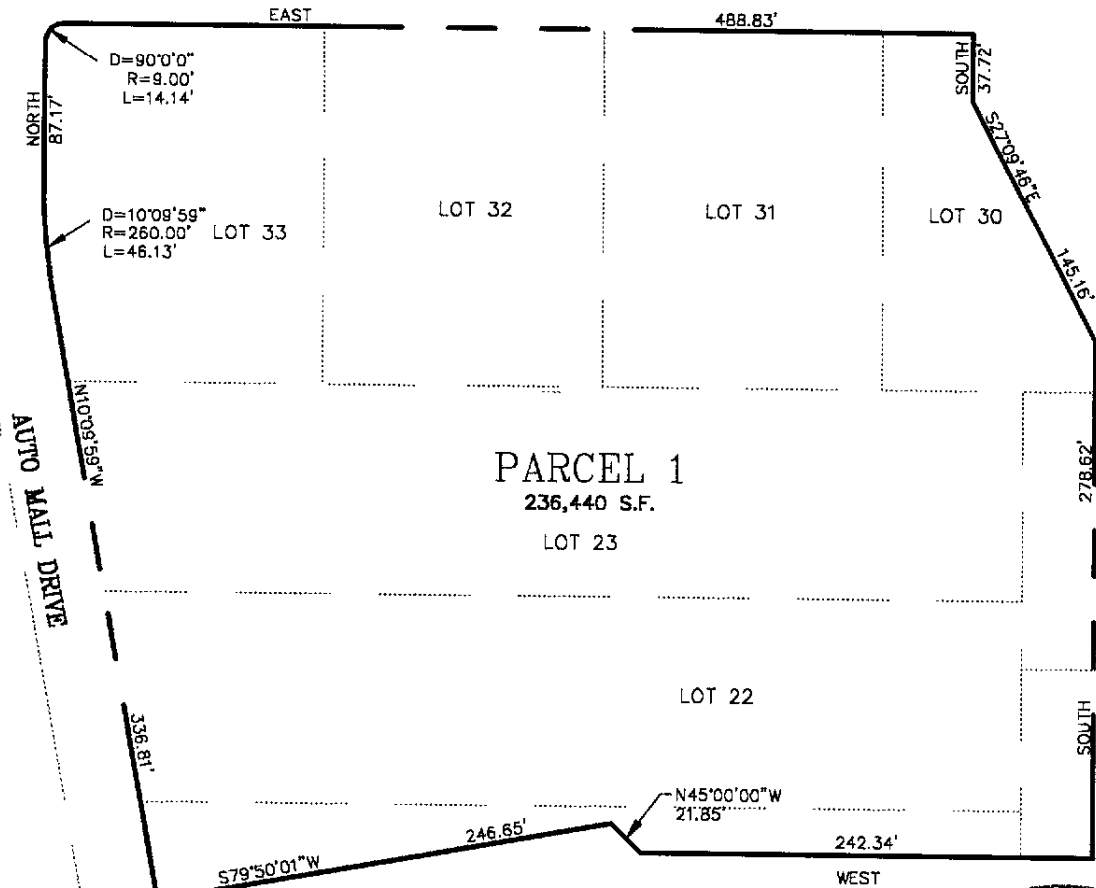
10000 Centennial Parkway • Sandy, Utah 84070 • (801) 568-7250 • FAX (801) 568-7278

8076848

F. 54630

BK8534 PG2032

MOTOR PARK AVE.



**PARCEL 1**  
 236,440 S.F.  
 LOT 23

POINT OF BEGINNING  
 PARCEL 1

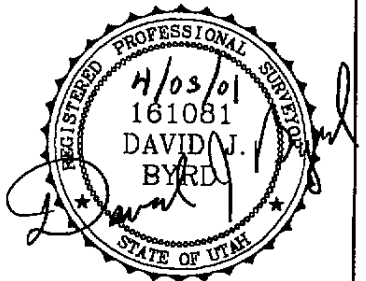
**Parcel "1" Boundary Description  
 Jeep Building**

Beginning at a point on the East line of Auto Mall Drive, said point being N 89°55'40" W 886.67 feet along the Section Line and North 379.82 feet from the Southeast Corner of Section 13, Township 3 South, Range 1 West, Salt Lake Base and Meridian and running thence along said East line the following (3) courses, N 10°09'59" W 336.81 feet to a point on a 260.00 feet radius curve to the right (radius bears N 79°50'02" E), along the arc of said curve 46.13 feet and North 87.17 feet to a point on a 9.00 foot radius curve to the right, (radius bears East); thence along the arc of said curve 14.14 feet to a point on the South line of Motor Park Ave.; thence along said South line East 488.83 feet; thence South 37.72 feet; thence S 27°09'46" E 145.16 feet; thence South 278.62 feet; thence West 242.34 feet; thence N 45°00'00" W 21.85 feet; thence S 79°50'01" W 246.65 feet to the point of beginning.

Property Contains 236,440 Sq.Ft.  
 5.428 Acres



Scale 1" = 100'



N89°55'40"W 886.67'  
 SECTION LINE  
 & BASIS OF BEARINGS

SOUTHEAST CORNER SECTION 13  
 T. 3 S., R. 1 W., S.L.B. & M.  
 (MONUMENT FOUND)

11000 SOUTH STREET

**Byrd & Associates LLC**  
 Engineers & Land Surveyors

505 South Main  
 Bountiful, Utah 84010  
 Phone (801)-292-0400  
 Fax (801)-292-8216

**BK 8534 PG 2033**

8076848  
11/30/2001 02:44 PM 14.00  
Book - 8534 Pg - 2032-2034  
GARY W. OTT  
RECORDER, SALT LAKE COUNTY, UTAH  
FOUNDERS TITLE  
BY: KLB, DEPUTY - WI 3 P.

BK 8534 PG 2034