

Recorded DEC 13 1976 at 11210  
Request of \_\_\_\_\_  
KATHIE L. DUNCAN, Recorder  
Salt Lake County, Utah  
\$ No Fee By [Signature] Deputy  
REC. [Signature]

2886321

ABSTRACT OF FINDINGS AND ORDER

I, Mildred G. Snider, being first duly sworn, depose and say that I am the Secretary of the Salt Lake City Board of Adjustment, and that on the 8th day of November, 1976, Case No. 7312 by the Utah State Employees Credit Union, Robert D. Kent, Manager, was heard by the Board. The applicant requested a variance on the property on the south side of 5th South between Denver and 4th East Streets to construct an office building, the attached parking structure for which would not maintain the required rear yard in a Residential "R-7" District, and for permission to use 21' of the abutting property as the required rear yard in a Residential "R-6" District, the legal description of said property being as follows:

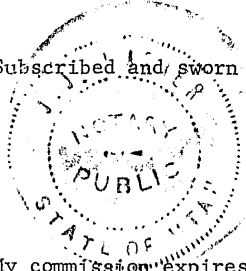
Beginning at the Northwest corner of Block 23, Plat "B", Salt Lake City Survey, running thence East 313.5 feet; thence South 186 feet; thence West 313.5 feet; thence North 186 feet to the point of beginning.

It was moved, seconded and passed with one negative vote that a variance be granted to permit the underground parking within 4' of the "R-7" property line and to permit an additional 21' in the "R-6" District to be considered as the required rear yard, with the following provisions:

1. that that 21' be considered part of this property and can at no time be sold off
2. that all areas not covered by building, walkways and driveways be completely landscaped and sprinklered to insure proper maintenance
3. that there be only one access onto Denver Street with a left turn sign installed to prevent traffic from this building going south on Denver Street
4. that the remaining 34' of property facing 4th East be landscaped and sprinklered
5. that curb, gutter and sidewalk be installed around the building and the area between the sidewalk and property line and between the sidewalk and curb be landscaped and sprinklered
6. that where existing walks and curb and gutter are in need of replacement or repair this be part of the project, as well as any needed repair or replacement of the street surface
7. that all dead drives be removed and the curb be replaced.

Mildred G. Snider

Subscribed and sworn to before me this 13th day of December, 1976.



J. J. Wagner  
Notary Public  
Residing at Salt Lake City, Utah

My commission expires 4-17-77.

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