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Recorded MAR 11 1974 10 52 11 AM
Request of SALT LAKE CITY
JERADEAN MARTIN, Recorder
Salt Lake County, Utah
\$ NOFEE By [Signature] Deputy
REF. _____

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 11th day of February, 1974, Case No. 6632 by Bruce J. McDermott was heard by the Board. Mr. McDermott requested a variance on the property at 2091 East 1300 South Street to permit a second story addition to an existing commercial building held under the jurisdiction of the Board of Adjustment in a Business "B-3" and a Residential "R-2" District, and without the required off-street parking, the legal description of said property being as follows:

Commencing at a point 176.41 feet West from the original Southeast corner of Lot 1, Block 27, Five Acre Plat "C", Big Field Survey, and running thence North 140.99 feet; thence West 55.0 feet; thence South 140.99 feet; thence East 55.0 feet to the place of Commencement.

ALSO Commencing 100 feet West from the Southeast corner of Lot 1, Block 27, Five Acre Plat "C", Big Field Survey, and running thence South 89°57' West 76.41 feet; thence North 140.99 feet; thence North 89°57' East 76.41 feet; thence South 140.99 feet to the place of Commencement.

It was moved, seconded and unanimously passed that a variance be granted to permit a second floor addition to a nonconformingly located building without maintaining the required 10' buffer next to the residentially zoned property to the west but that no variance be granted to reduce the parking, with the provision that an accurate plan showing the parking requirements will be met be subject to approval by a Committee of the Board, and a parking plan be submitted showing the dimensions, to be approved by the Traffic Engineer, a copy of the finally approved plan to be filed with the case; and further provided that a solid fence to meet the ordinance be required around the property and that the landscaped areas surrounding the parking lot be properly landscaped and maintained at all times, the parking lot to be drained and hardsurfaced to meet all requirements of the City Engineer's office.

Mildred G. Snider

Subscribed and sworn to before me this 11th day of March, 1974.

[Signature]
Notary Public
Residing at Salt Lake City, Utah

My commission expires Oct 16, 1976.



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