

# JOVID MARK SUBDIVISION A CONDO PLAT AMENDING UNITS 254, 255, 352, 353, 452, 454, 458, AND COMMON AREAS (6TH amendment) (PHASE 1)

A CONDO PROJECT LOCATED IN THE NORTHWEST ¼ AND THE SOUTHWEST ¼ OF SECTION 6,  
TOWNSHIP 2 SOUTH, RANGE 5 EAST  
SALT LAKE BASE AND MERIDIAN.

NARRATIVE: THE PURPOSE OF THIS PLAT IS TO AMEND UNITS 254, 255, 352, 353, 452, 454, 458, AND COMMON AREAS. PARCEL 453 HAS BEEN ELIMINATED. PARCEL 151 AND 257 IS NEWLY CREATED VIA THIS PLAT AND COMMON AREAS AMENDED. THIS PLAT AMENDS THE PREVIOUS PLAT, AS RECORDED 4-9-2019 ENTRY# 462319 BOOK 1248 PAGE 1434-1543 IN WASATCH COUNTY UTAH.

This map is provided solely for the purpose of assisting in locating the property and Cottonwood Title Insurance Agency, Inc. assumes no liability for variation, if any, with any actual survey.

| SHEET INDEX |                                 |
|-------------|---------------------------------|
| SHEET       | DESCRIPTION                     |
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| 2           | OVERALL BOUNDARY                |
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| 10          | UNIT DETAILS                    |
| 11          | UNIT DETAILS                    |

### NOTICE TO PURCHASERS

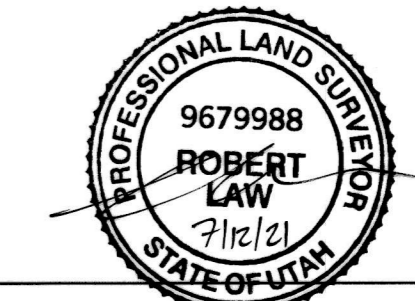
- No Buildings shall be constructed on active fault lines, collapsible soils, landslide areas, alluvia fan, flood debris, flows, on steeper slopes than 30% grade, or other geological hazards, unless approved by Wasatch County.
- No buildings shall be constructed on wetlands or other areas where ground water is periodically within 7 feet of the surface, unless a county-approved geotechnical report is furnished and followed for the building lot, on areas within rises to 100 feet of a live or intermittent water, on area within 100 feet radius from a well used for culinary water, on areas within a 100-year 24 hour storm incident drainage path, and on any other water related area where development will have an unreasonable effect on the water course or aquifer.
- No building shall be constructed on any utility easement of record.
- All buildings within this development are subject to any restrictions per the Declaration of Covenants, Conditions and Restriction as enforced by the Home Owners Association.
- All buildings within this development are subject to any restrictions per the Architectural/Technical Committee as enforced by the Home Owners Association.
- All buildings within this development are subject to any restrictions per the Wasatch County Fire District and Wasatch County.
- All buildings within this development are subject to any regulations per Developer Maintenance Agreement as enforced by the Developer.
- All utilities within this development are subject to any regulations per Developer J.S.S.D. Regulations and Guidelines.
- All buildings within this development are subject to any regulations per Home Owners Associations Articles of Incorporation as enforced by the Home Owners Association.
- All buildings within this development are subject to any regulations per Home Owners Associations By Laws as enforced by the Home Owners Association.
- Subject to any regulations per County Commission and Planning Commission Counsel approvals.
- Subject to any roof and driveway drainage detention regulations per the approved set of roadway construction drawings.
- Individual lot owners will be responsible for the maintenance of storm water flows in any drainage devices and channels which has been crossed or modified.
- The following parties shall be responsible for the control and eradication of noxious weeds on all areas of the property (including graded and disturbed areas)
  - the developer until such time the individual lots are sold.
  - individual lot owners after each lot is purchased.
- Surface drainage ditches shown on the project improvement plans, and existing surface drainage ditches shall be maintained in open conditions at all times for flood control purposes.
- Subject to Wasatch County School Board Bus scheduling and routing.
- Lot owners subject to Wasatch County Water Quality Standards, including treating runoff from the 2 year 24 hour storm event. See guideline requirements for Wasatch County Erosion Control.
- All road drainage facilities, including storm water ponds, channels, etc to be maintained by the HOA in accordance with the Utah Water Quality Control Division.
- All driveway and lot drainage facilities, ponds, channels, etc to be maintained by the lot owner in accordance with the Utah Water Quality Control Division.
- No outside water irrigation on 30% slopes and steeper.
- All outside irrigation systems shall be per Jordanelle Special Service District Regulations and standards.
- REBAR & CAP TO BE SET AT ALL BOUNDARY CORNERS & REAR LOT CORNERS (LS #9679988) ALL FRONT LOT CORNERS WILL BE SET WITH LEAD PLUGS IN THE CURB AS AN EXTENSION OF THE LOT LINE.
- ALL PUBLIC UTILITY EASEMENTS ARE 10 FEET IN THE FRONT AND BACK AND 10 FEET ON THE SIDES UNLESS OTHERWISE NOTED.
- BUILDING SETBACKS AS PER THE APPROVED SITE PLAN.
- "Utilities shall have the right to install, maintain and operate their equipment above and below ground and all the other related facilities within the Public Utility Easements identified on this plat map as may be necessary or desirable in providing utility services within and without the lots identified herein, including the right of access to such facilities and the right to require removal of any obstructions including structures, trees and vegetation that may be placed within the PUE. The utility may require the lot owner to remove all structures within the PUE at the lot owner's expense. At no time may any permanent structures be placed within the PUE or any other obstruction which interferes with the use of the PUE without the prior written approval of the utilities with facilities in the PUE."
- Because of the variations of the volcanic soils, each site will need to be individually evaluated prior to site plan approval. For example, every basement or foundation excavation will need to be inspected by a geotechnical engineer to evaluate the soil condition and make recommendations. Some areas are likely to require removal of some of the objectionable clays, and replacement of quality structural fill. As per the soils report dated: OCT 22, 2014.
- EACH OWNER BY ACCEPTANCE OF A DEED OR OTHER DOCUMENT OF CONVEYANCE KNOWLEDGES AND AGREES THAT THE UNITS WITHIN THE NEIGHBORHOOD AND/OR COMMUNITY MAY BE RENTED ON A NIGHTLY, WEEKLY, MONTHLY OR OTHER PERIODIC BASIS, AND THAT VACATION AND OTHER SHORT TERM RENTALS ARE PERMITTED BY THIS DECLARATION.
- NO BUILDINGS ARE ALLOWED ON ANY OPEN SPACE PARCEL(S) AND/OR COMMON AREAS.
- An approved report from the GEOTECHNICAL engineer shall be provided to the building inspector at time of footing inspection
- All building corners to be surveyed and marked prior to footing inspection.
- See recorded CC&R's regulating "Nightly Rentals"
- All open space areas and trails are dedicated for public use.
- JSSD reserves a blanket easement on Parcel "A" for access and maintenance of sewer and water infrastructure. This easement will become void, and a new more precise easement will be reissued with recordation of a any future new overlaying plat.
- Permits for parcels 1,2,3,4 must be applied for at the same time. Occupancy for the ice arena cannot be granted separate than occupancy for the first phase of the CONDO as per Development Agreement.
- All building corners are to be surveyed with hubs prior to footings and inspections.
- Plot is for building permit only. The purpose of this plot is to establish building envelopes. Prior to any sales or occupancy, an amended "as built" plat will need to be recorded to establish rooms, walls, common areas, etc.
- Building envelopes are approximately 5 feet +/- larger then exterior building walls.
- Buildings, Parcels, and approvals subject to Development Agreement: Entry # 447036 Book 1213 Page 396-580
- Snow removal and removal within the property boundary is the responsibility of the property owner. Wasatch County will not remove or plow snow within the platted boundary.
- All property within building envelopes, but outside of as-built hotel walls will revert to open space with future recorded plat.
- Subject to CMT geotechnical reports dated 8-16-16, 8-15-16, 8-11-16, 8-10-16, 8-5-16, 10-22-14, and AGECE report dated 3-11-15.
- NO BUILDING PERMITS WILL BE ISSUED UNTIL DEVELOPMENT AGREEMENT IS RECORDED.
- PARCEL "A" IS FOR THE PURPOSE OF INFRASTRUCTURE, ROADS, PARKING, LANDSCAPING, UTILITIES, TRAILS, SIDEWALKS, ANCILLARY AMENITIES, APPURTENANCES AND OPEN SPACE AS ALLOWED ON THE APPROVED SITE PLAN AND FOR THE ATTACHED JOVID MARK SUBDIVISION ONLY. PARCEL "A" MAY NOT BE FURTHER SUBDIVIDED, OR USED FOR ADDITIONAL UNITS, RESIDENTIAL OR COMMERCIAL.
- Jovid Hotel is limited to 250 Residential Units at full buildout. A Residential Unit is defined as a single unit with one individual tax id#. However, if a Residential Unit contains a lock off with an additional door to an exterior or common hallway, that lock off will count as an additional unit. Meaning, one individual unit with a single tax id# and a lock off will actually count as two units towards the 250 max total of residential units."
- Trail easement recorded as entry # 441720 Book 1198 Page 1905-1907.
- Subject to Development agreement entry# 447636 Book 1213 Page 396-580
- THIS AMENDING PLAT IS TRANSFERRING COMMON AREA LAND TO INDIVIDUALLY OWNED UNITS. THE CHANGES WERE APPROVED BY MORE THEN 2/3 OF THE OWNERS IN ACCORDANCE WITH THE REQUIREMENTS OF THE GOVERNING CONDITIONS, COVENANTS, RESTRICTIONS AND EASEMENTS.

**SURVEYOR'S CERTIFICATE**  
I, Robert Law, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR WITH PEPG CONSULTING, LLC, (9270 SOUTH 300 WEST, SANDY, UTAH 84070) AND THAT I HOLD CERTIFICATE NO. 9679988 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY BY AUTHORITY OF THE OWNERS, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW, AND THAT THE DESCRIPTION CORRECTLY DESCRIBES THE LAND SURFACE UPON WHICH THERE HAS BEEN CONSTRUCTED SIRENS. I FURTHER CERTIFY THAT THIS CONDOMINIUM PLAT IS ACCURATE AND HAS BEEN PREPARED IN COMPLIANCE WITH THE PROVISIONS OF THE UTAH CONDOMINIUM OWNERSHIP ACT, AND THAT THE SAME HAS BEEN SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS MAP, AND THAT THE BUILDING DIMENSIONS ARE OR WILL BE AS SHOWN ON THIS MAP.

### JOVID MARK CONDO PLAT

A parcel of land located in the Northwest ¼ and the Southwest ¼ of Section 6, Township 2 South, Range 5 East, Salt Lake Base and Meridian, more particularly described as follows:

Parcels 2,3, AND 4 of JOVID MARK SUBDIVISION AS RECORDED



DATE: 7/12/21

### OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT \_\_\_\_\_, THE \_\_\_\_\_ UNDERSIGNED OWNER(S) OF THE ABOVE DESCRIBED TRACT OF LAND, HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO PRIVATE BUILDINGS, LIMITED COMMON AREAS, AND COMMON AREAS, TO BE KNOWN HEREAFTER AS

### JOVID MARK SUBDIVISION A CONDO PLAT AMENDING UNITS 254, 255, 352, 353, 452, 454, 458, AND COMMON AREAS (6TH AMENDMENT) (PHASE 1)

DOES HEREBY DEDICATE FOR THE PERPETUAL USE OF UTILITY AGENCIES ALL COMMON AREAS AND EASEMENTS SHOWN ON THIS PLAT AND CONTAINED WITHIN THE ABOVE DESCRIBED BOUNDARY. THE TERMS AND CONDITIONS OF SAID DEDICATION ARE SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS RECORDED, OR TO BE RECORDED, IN THE OFFICIAL RECORDS OF WASATCH COUNTY.

In witness whereof the undersigned have hereunto set their hand this 13<sup>th</sup> day of July, A.D., 2021

*[Signatures]*  
RICHARD WOLPER (JOVID MARK LLC) MANAGER  
RICHARD WOLPER (JOVID MARK RESIDENCES LLC) MANAGER  
RICHARD WOLPER (PRESIDENT BLACK ROCK MOUNTAIN RESORT MASTER ASSOCIATION)

| MDA REQUIREMENTS UNIT BREAKDOWN |             |  |                     |                          |
|---------------------------------|-------------|--|---------------------|--------------------------|
| BLDG LEVEL                      | USE TYPE    | RESIDENTIAL UNIT COUNT                     | # OF PARKING STALLS | REQ'D MDA AMENITIES (SF) |
| 1                               | PARKING     |  | 5                   |                          |
| 2                               | COMMERCIAL  |  |                     | FITNESS (1,118 SF)       |
| 2                               | COMMERCIAL  |  |                     | SPA (687 SF)             |
| 3                               | COMMERCIAL  |  |                     | KITCHEN (3,179 SF)       |
| 3                               | COMMERCIAL  |  |                     | RESTAURANT (2,678 SF)    |
| 4                               | COMMERCIAL  |  |                     |                          |
| 4                               | COMMERCIAL  |  |                     | DINING (2,662 SF)        |
| 5-7                             | RESIDENTIAL | 1 UNIT @ TYPE "A" (OVER 3 LEVELS 4,087 SF) | 1                   |                          |
| 5-7                             | RESIDENTIAL | 1 UNIT @ TYPE "B" (OVER 3 LEVELS 4,087 SF) | 1                   |                          |
| 5-7                             | RESIDENTIAL | 1 UNIT @ TYPE "C" (OVER 2 LEVELS 4,237 SF) | 1                   |                          |

REQUIRED PARKING=3 STALLS (1 STALL/RESIDENTIAL)

(5 BELOW GROUND PARKING + 27 PARKING STALLS ABOVE GROUND IN PARCEL "A")  
The project is currently intended to have shared parking. Shared parking anticipates that individual users would not provide their pro-rated share of parking. Shared parking stall numbers are based on the parking stalls provided at build out. If at any time prior to build out of all of the project's parking stalls, parking demand exceeds the number of available stalls, any or all of the following may occur: Occupancy numbers of conference center and other uses sharing parking may be lessened, owner(s) jointly and severally may be required to pay for the county planning department to commission a parking study, additional parking in conformance with the study results may be required to be immediately installed by the owner(s), jointly and severally, and bonding monies for future phases may be required to include the costs of constructing additional parking. This requirement is in accordance with condition 8 of the Planning Commission Minutes of the Wasatch County Planning Commission on August 18, 2016, that states additional parking studies will be required to address parking, and additional parking may be required to address the needs of the whole project as indicated in those additional parking studies. (See Ent 447636 Bk 1213 Pg 0569 in the records of the Wasatch County Recorder).

### OWNER'S ACKNOWLEDGEMENT

STATE OF UTAH } S.S.  
County of Salt Lake  
On the 13<sup>th</sup> day of July, A.D. 2021, personally appeared before me, the undersigned Notary Public, in and for the County of Utah in said State of Utah, the signer( ) of the above Owner's dedication, Richard Wolper in number, who duly acknowledged to me that he signed it freely and voluntarily and for the uses and purposes therein mentioned.  
My commission expires: Notary Public residing at Amman House  
MY COMMISSION EXPIRES: 6-10-2025  
RESIDING IN Utah COUNTY

### OWNER'S ACKNOWLEDGEMENT

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County of Salt Lake  
On the 13<sup>th</sup> day of July, A.D. 2021, personally appeared before me, the undersigned Notary Public, in and for the County of Utah in said State of Utah, the signer( ) of the above Owner's dedication, Richard Wolper in number, who duly acknowledged to me that he signed it freely and voluntarily and for the uses and purposes therein mentioned.  
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MY COMMISSION EXPIRES: 6-10-2025  
RESIDING IN Utah COUNTY

### ACKNOWLEDGEMENT

STATE OF UTAH } S.S.  
County of Salt Lake  
On the 13<sup>th</sup> day of July, A.D. 2021, personally appeared before me, Richard Wolper the president of BLACK ROCK MOUNTAIN RESORT MASTER ASSOCIATION, undersigned Notary Public, who duly acknowledged to me that he signed it on behalf of said Association.  
My commission expires: Notary Public residing at Amman House  
COMMISSION NUMBER 718738 MY COMMISSION EXPIRES: 6-10-2025  
PRINTED NAME Russell C. Skouson NOTARY PUBLIC  
RESIDING IN Utah COUNTY

**ADMINISTRATIVE BODY**  
The County of Wasatch approves this JOVID MARK SUBDIVISION A CONDO PLAT AMENDING UNITS 254, 255, 352, 353, 452, 454, 458, AND COMMON AREAS (6TH AMENDMENT) (PHASE 1) and hereby accepts the dedication of all streets, easements and other parcels of land intended for public purposes for the perpetual use of the public, subject to the developer completing all improvements according to Wasatch County Development Standards.

**WASATCH COUNTY PLANNING COMMISSION**  
APPROVED AS TO FORM THIS 10<sup>th</sup> DAY OF July, 2021  
*[Signature]*  
CHAIRMAN, PLANNING COMMISSION

**WASATCH COUNTY SHERIFF DEPT.**  
APPROVED THIS 10<sup>th</sup> DAY OF July, 2021  
*[Signature]*  
WASATCH COUNTY SHERIFF

**WASATCH COUNTY HEALTH DEPT.**  
APPROVED AS TO FORM THIS 4<sup>th</sup> DAY OF August, 2021  
*[Signature]*  
DIRECTOR, COUNTY HEALTH DEPT.

**WASATCH COUNTY WEED BOARD**  
APPROVED THIS 30<sup>th</sup> DAY OF July, 2021  
*[Signature]*  
WEED DEPARTMENT SUPERVISOR

**COUNTY SURVEYOR**  
APPROVED AS TO FORM ON THIS 22<sup>nd</sup> DAY OF July, 2021  
ROS # 1198  
*[Signature]*  
COUNTY SURVEYOR

**WASATCH COUNTY PUBLIC WORKS**  
APPROVED THIS 28<sup>th</sup> DAY OF July, 2021  
*[Signature]*  
DIRECTOR, PUBLIC WORKS DEPT.

**WASATCH COUNTY FIRE CHIEF**  
APPROVED THIS 2<sup>nd</sup> DAY OF AUG, 2021  
*[Signature]*  
WASATCH COUNTY FIRE CHIEF

**WASATCH COUNTY SOLID WASTE**  
APPROVED THIS 28<sup>th</sup> DAY OF July, 2021  
*[Signature]*  
WASATCH COUNTY SOLID WASTE

**JORDANELLE SPECIAL SERVICE DISTRICT**  
APPROVED THIS 3<sup>rd</sup> DAY OF August, 2021  
*[Signature]*  
JSSD AUTHORIZED REPRESENTATIVE

**WASATCH COUNTY ATTORNEY**  
APPROVED AS TO FORM THIS 27<sup>th</sup> DAY OF July, 2021  
*[Signature]*  
WASATCH COUNTY ATTORNEY

### JOVID MARK SUBDIVISION A CONDO PLAT AMENDING UNITS 254, 255, 352, 353, 452, 454, 458, AND COMMON AREAS (6TH AMENDMENT) (PHASE 1)

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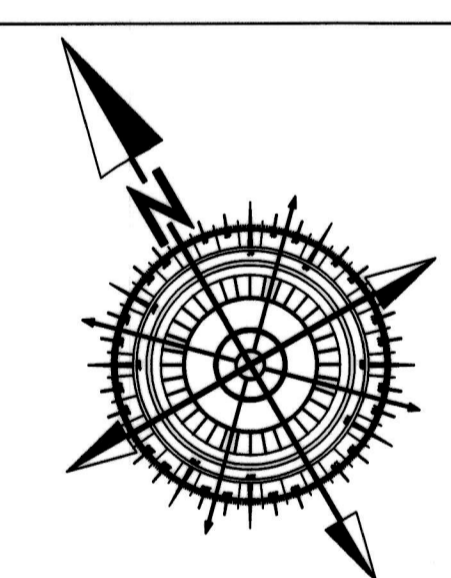
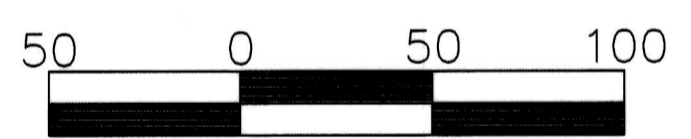
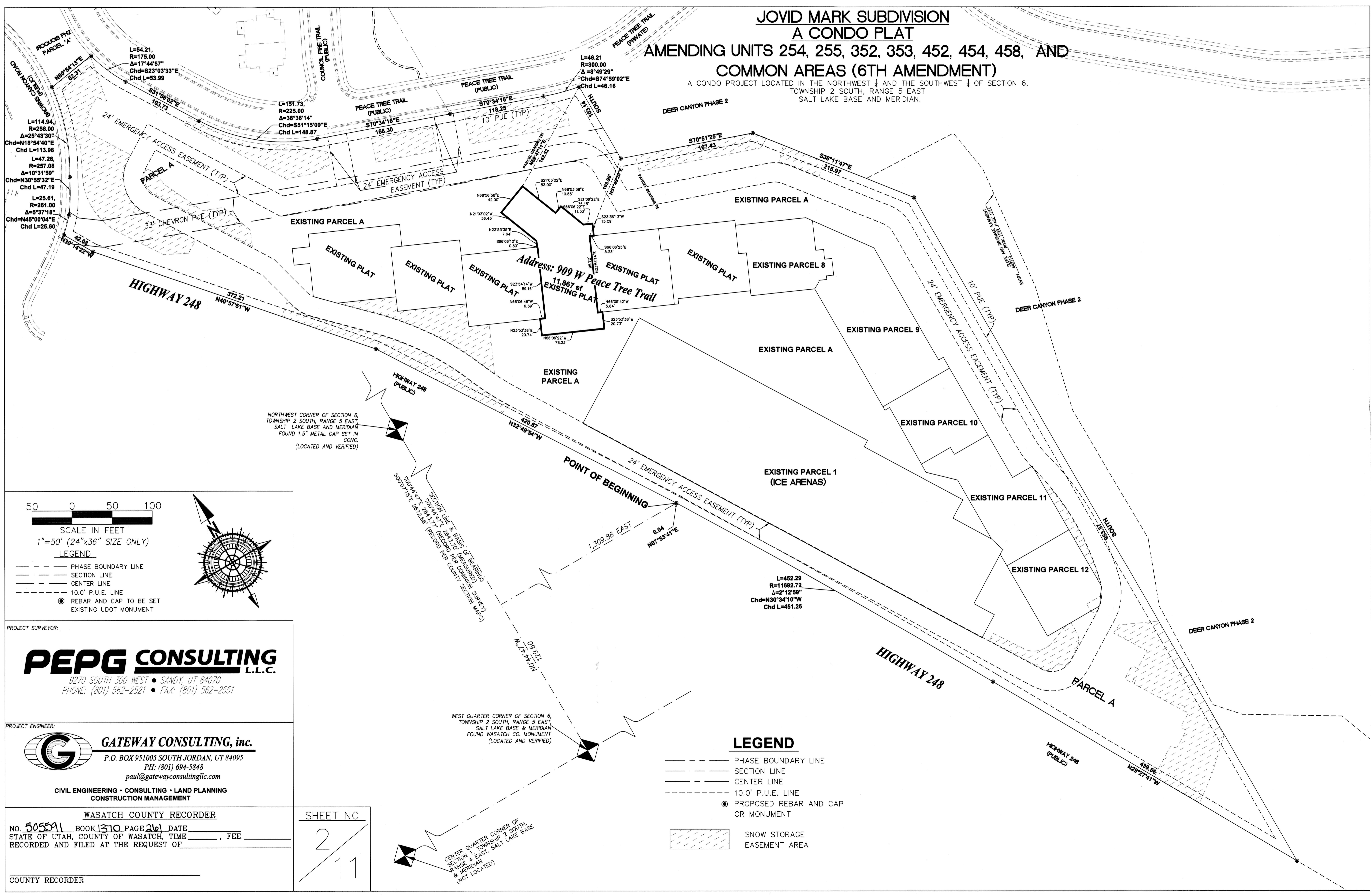
**GATEWAY CONSULTING, inc.**  
P.O. BOX 951005 SOUTH JORDAN, UT 84095  
PH: (801) 694-5848  
paul@gatewayconsultingllc.com  
CIVIL ENGINEERING • CONSULTING • LAND PLANNING  
CONSTRUCTION MANAGEMENT

NO. 505591 BOOK 1310 PAGE 0210-0270 DATE 08-13-2021  
STATE OF UTAH, COUNTY OF WASATCH, TIME 1:04PM FEB 05 2021  
RECORDED AND FILED AT THE REQUEST OF JOVID MARK LLC.  
MARCY M MURPHY  
COUNTY RECORDER

SHEET NO  
1/11

**JOVID MARK SUBDIVISION  
A CONDO PLAT  
AMENDING UNITS 254, 255, 352, 353, 452, 454, 458, AND  
COMMON AREAS (6TH AMENDMENT)**

A CONDO PROJECT LOCATED IN THE NORTHWEST 1/4 AND THE SOUTHWEST 1/4 OF SECTION 6,  
TOWNSHIP 2 SOUTH, RANGE 5 EAST  
SALT LAKE BASE AND MERIDIAN.



- LEGEND**
- PHASE BOUNDARY LINE
  - SECTION LINE
  - CENTER LINE
  - 10.0' P.U.E. LINE
  - REBAR AND CAP TO BE SET EXISTING UDOT MONUMENT

PROJECT SURVEYOR:

**PEPG CONSULTING L.L.C.**  
9270 SOUTH 300 WEST • SANDY, UT 84070  
PHONE: (801) 562-2521 • FAX: (801) 562-2551

PROJECT ENGINEER:

**GATEWAY CONSULTING, inc.**  
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paul@gatewayconsultingllc.com

CIVIL ENGINEERING • CONSULTING • LAND PLANNING  
CONSTRUCTION MANAGEMENT

WASATCH COUNTY RECORDER

NO. 505591 BOOK 1370 PAGE 26 DATE \_\_\_\_\_  
STATE OF UTAH, COUNTY OF WASATCH, TIME \_\_\_\_\_, FEE \_\_\_\_\_  
RECORDED AND FILED AT THE REQUEST OF \_\_\_\_\_

COUNTY RECORDER \_\_\_\_\_

SHEET NO

2  
/ 11

- LEGEND**
- PHASE BOUNDARY LINE
  - SECTION LINE
  - CENTER LINE
  - 10.0' P.U.E. LINE
  - PROPOSED REBAR AND CAP OR MONUMENT
  - ▨ SNOW STORAGE EASEMENT AREA

**JOVID MARK SUBDIVISION  
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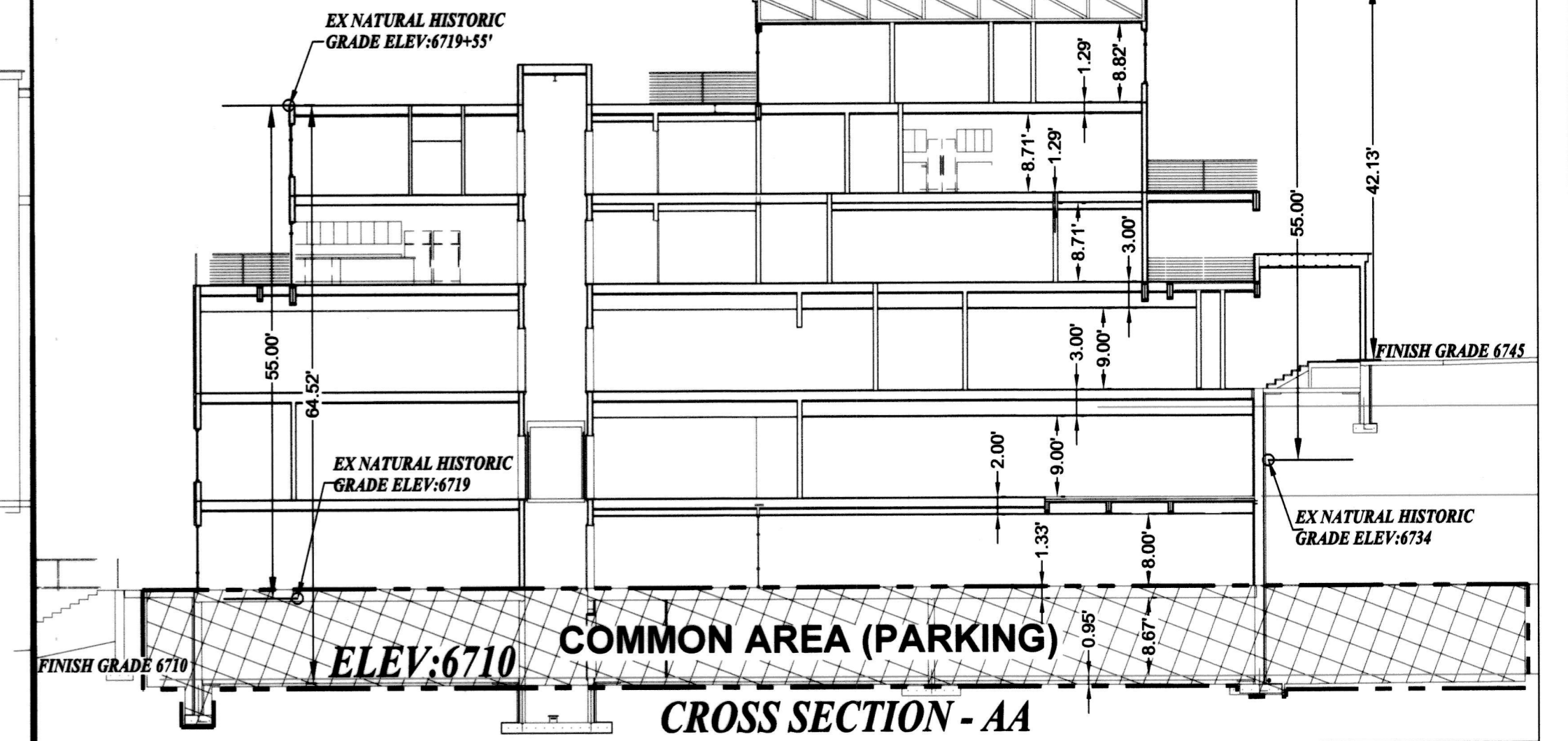
**PROFILE VIEW  
SOUTH ELEVATION**



**CROSS SECTION - B-B**



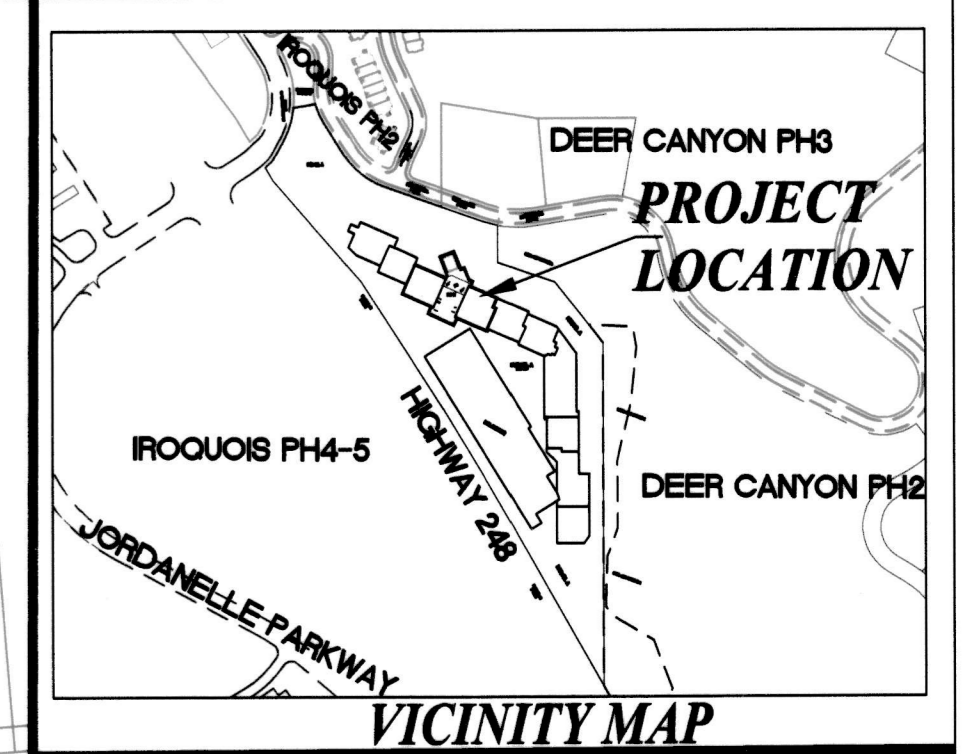
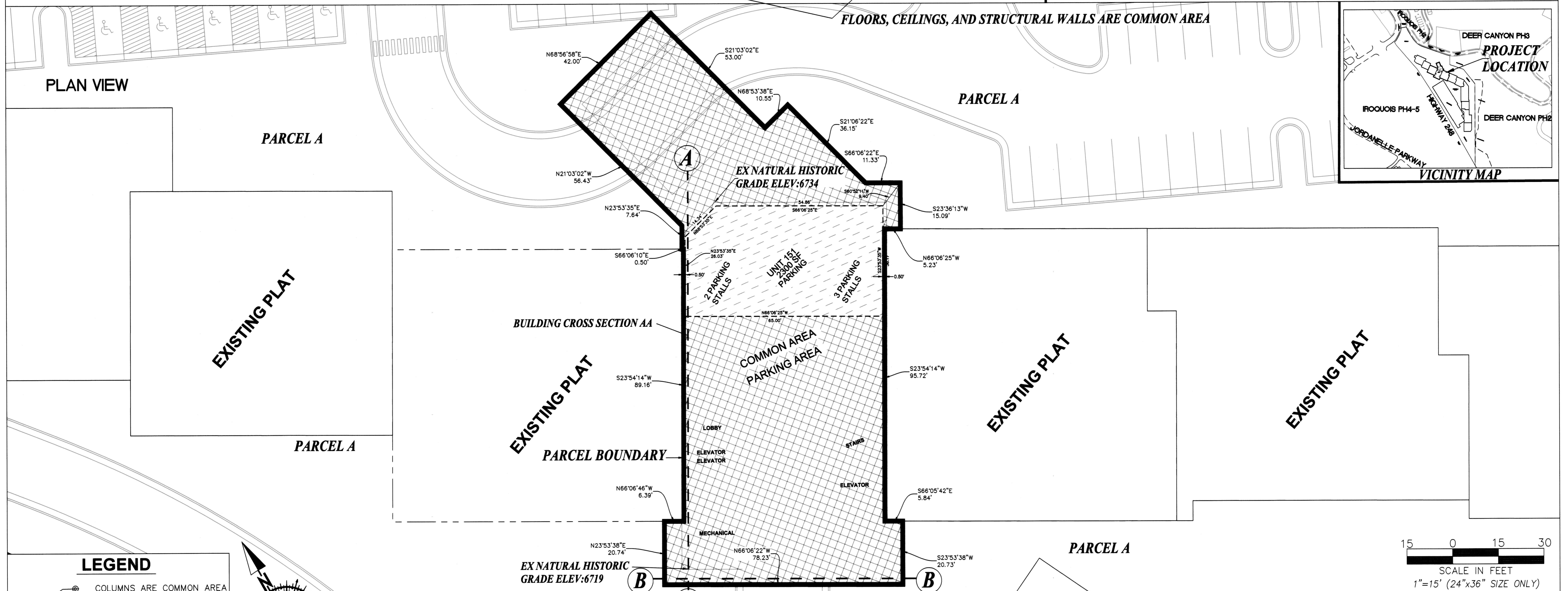
**LEVEL 1**



**CROSS SECTION - AA**

FLOORS, CEILINGS, AND STRUCTURAL WALLS ARE COMMON AREA

**PLAN VIEW**



EXISTING PLAT

PARCEL A

PARCEL A

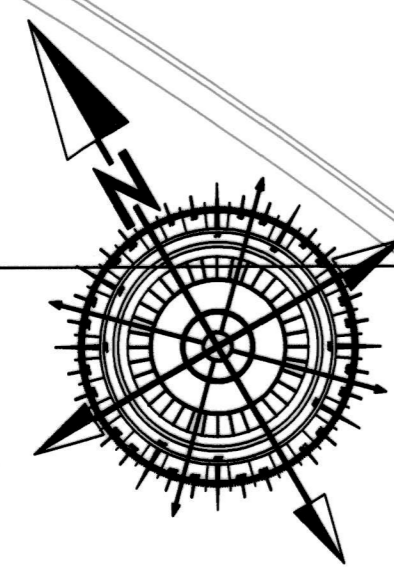
PARCEL A

PARCEL A

EXISTING PLAT

**LEGEND**

- COLUMNS ARE COMMON AREA
- PARCEL BOUNDARY LINES
- PRIVATE UNIT
- LIMITED COMMON AREA
- COMMON AREA



THE DIMENSIONS OF THE PRIVATE, COMMON, AND LIMITED COMMON SPACES AND SQUARE FOOTAGE CALCULATIONS ARE BASED ON THE ARCHITECTURAL DRAWINGS PREPARED BY VANZEEBEN ARCHITECTS AND CRSA. MINOR VARIATIONS MAY OCCUR. IT IS THE INTENT THAT THE OWNERSHIP SPACES OF THE UNITS WILL BE AS CONSTRUCTED.  
STRUCTURAL MEMBERS, FLOORS, CEILINGS, AND WALLS NOT SHOWN ARE COMMON SPACE (ALL LEVELS)

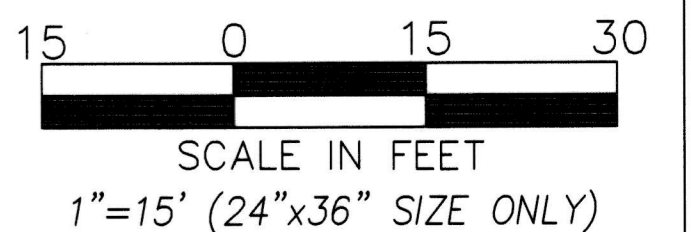


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SURVEYOR OF RECORD  
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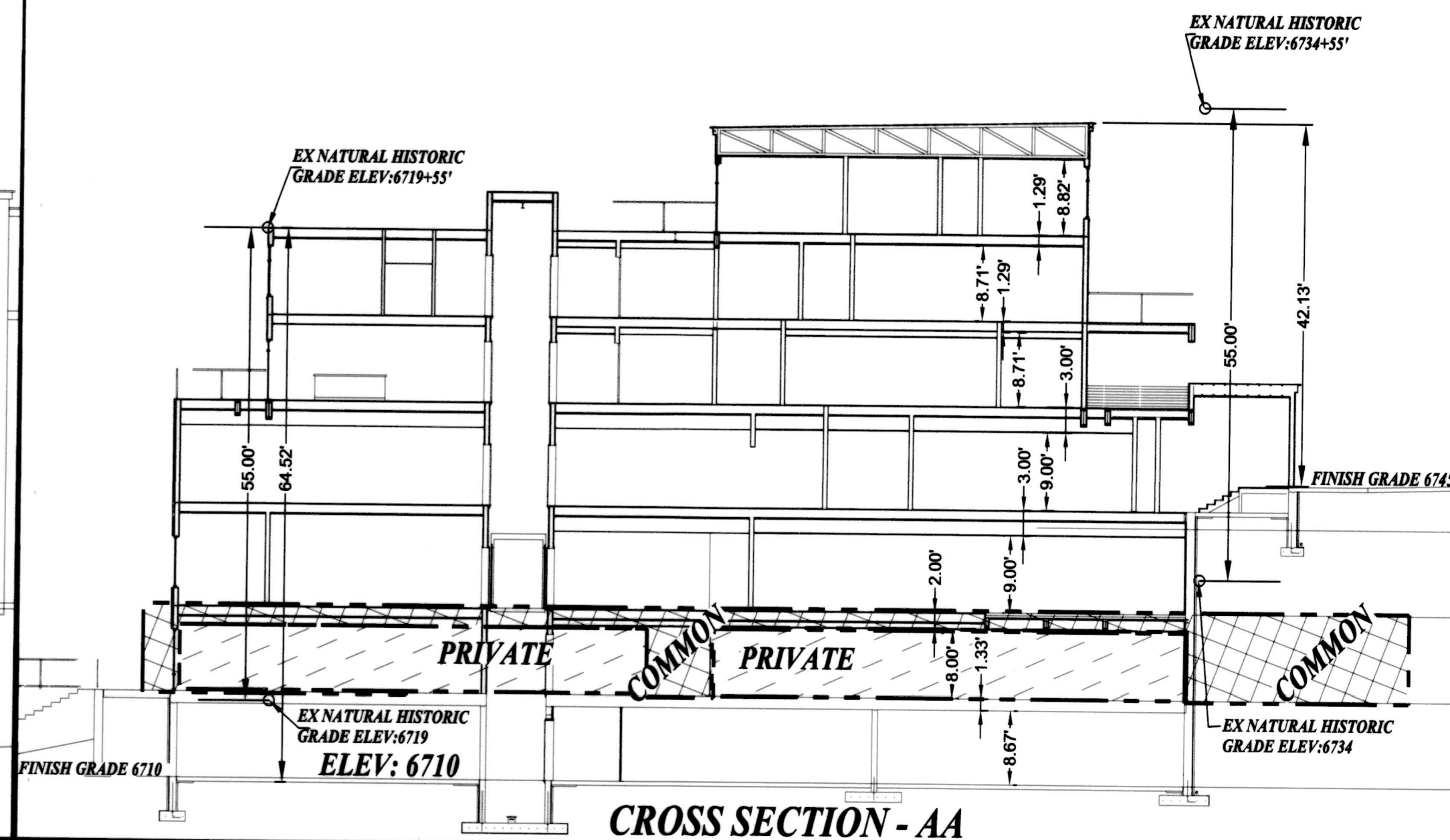
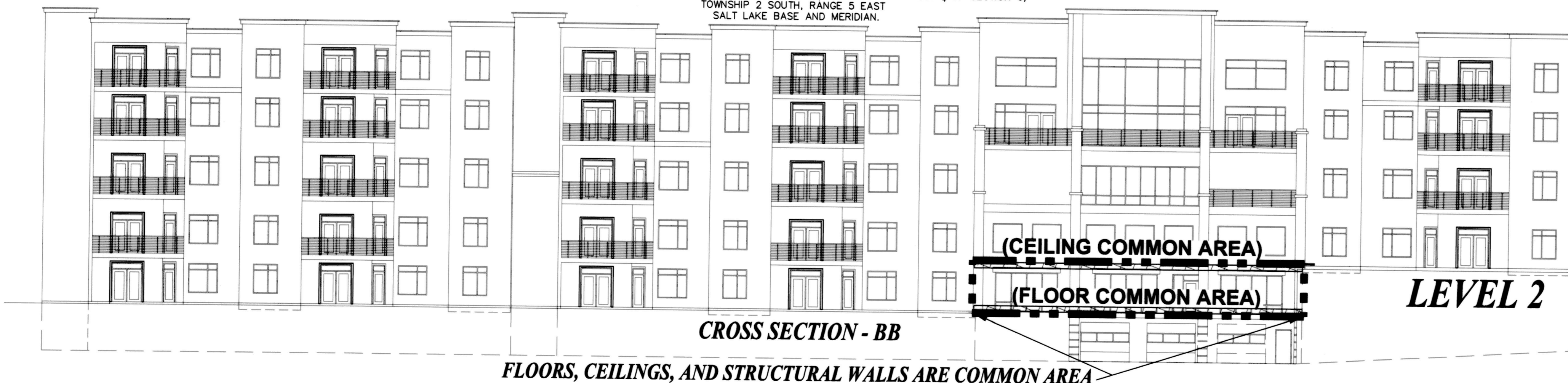
SHEET NO  
**3**  
**11**

WASATCH COUNTY RECORDER  
NO. 505591 BOOK 1210 PAGE 202 DATE \_\_\_\_\_  
STATE OF UTAH, COUNTY OF WASATCH, TIME \_\_\_\_\_, FEE  
RECORDED AND FILED AT THE REQUEST OF \_\_\_\_\_  
COUNTY RECORDER

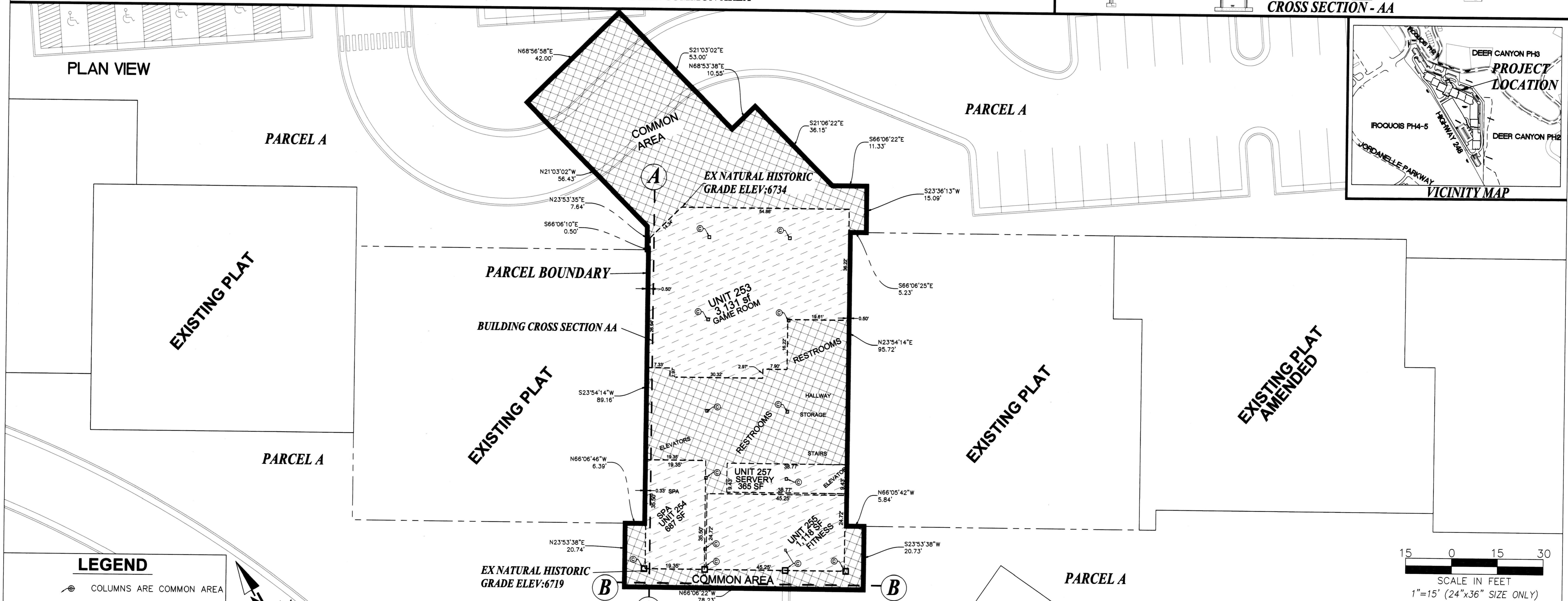


**PROFILE VIEW  
SOUTH ELEVATION**

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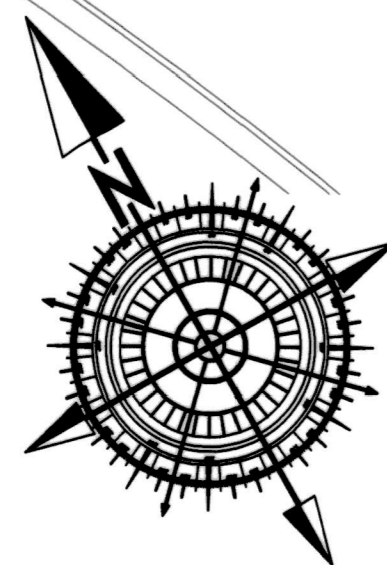


**PLAN VIEW**



**LEGEND**

- COLUMNS ARE COMMON AREA
- PARCEL BOUNDARY LINES
- PRIVATE UNIT
- LIMITED COMMON AREA
- COMMON AREA



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PROJECT ENGINEER



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SURVEYOR OF RECORD

**PEPG CONSULTING L.L.C.**  
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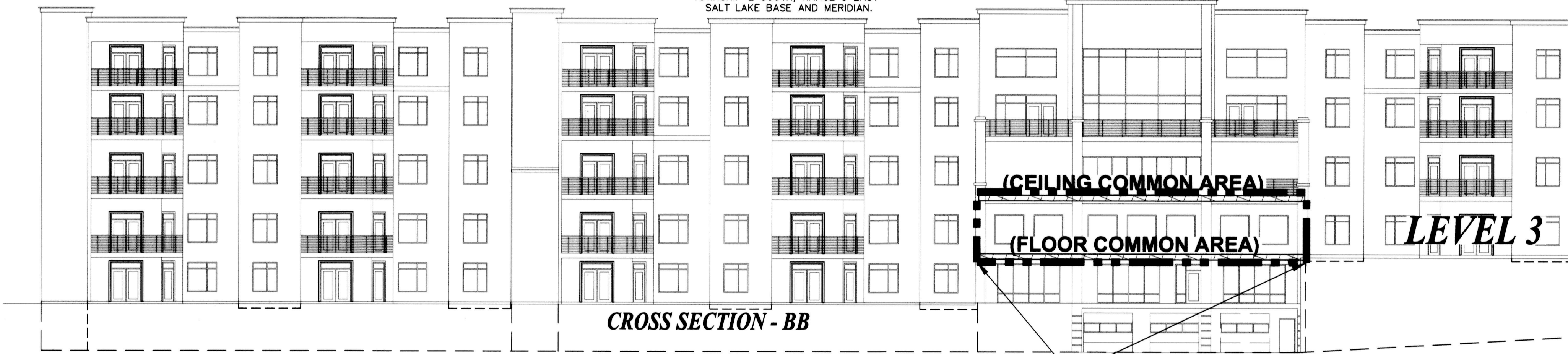
WASATCH COUNTY RECORDER

NO. 505591 BOOK 1370 PAGE 263 DATE \_\_\_\_\_  
STATE OF UTAH, COUNTY OF WASATCH, TIME \_\_\_\_\_ FEE \_\_\_\_\_  
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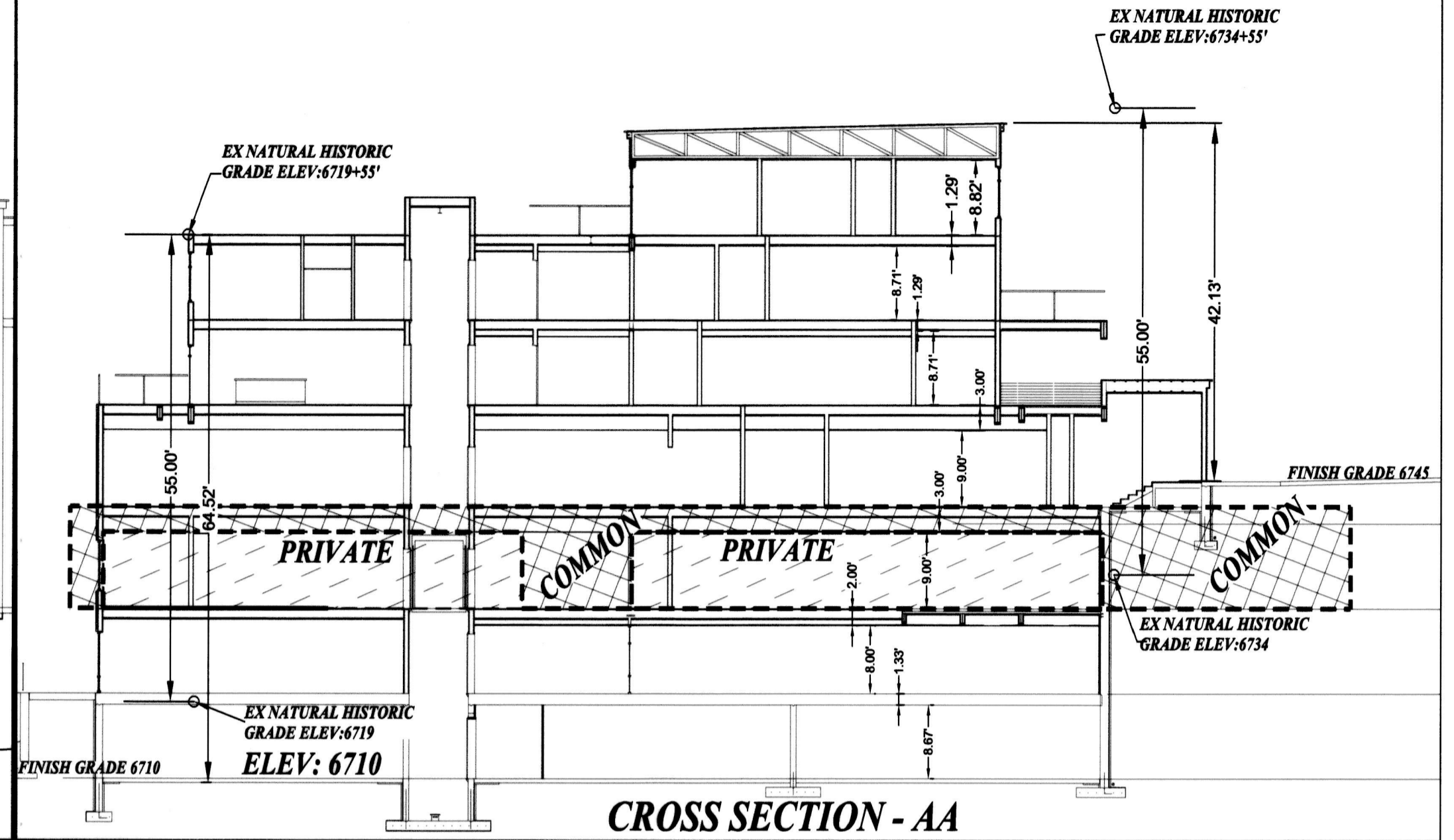
**JOVID MARK SUBDIVISION  
A CONDO PLAT  
AMENDING UNITS 254, 255, 352, 353, 452, 454, 458, AND  
COMMON AREAS (6TH AMENDMENT)**  
A CONDO PROJECT LOCATED IN THE NORTHWEST 1/4 AND THE SOUTHWEST 1/4 OF SECTION 6,  
TOWNSHIP 2 SOUTH, RANGE 5 EAST  
SALT LAKE BASE AND MERIDIAN.

**PROFILE VIEW  
SOUTH ELEVATION**



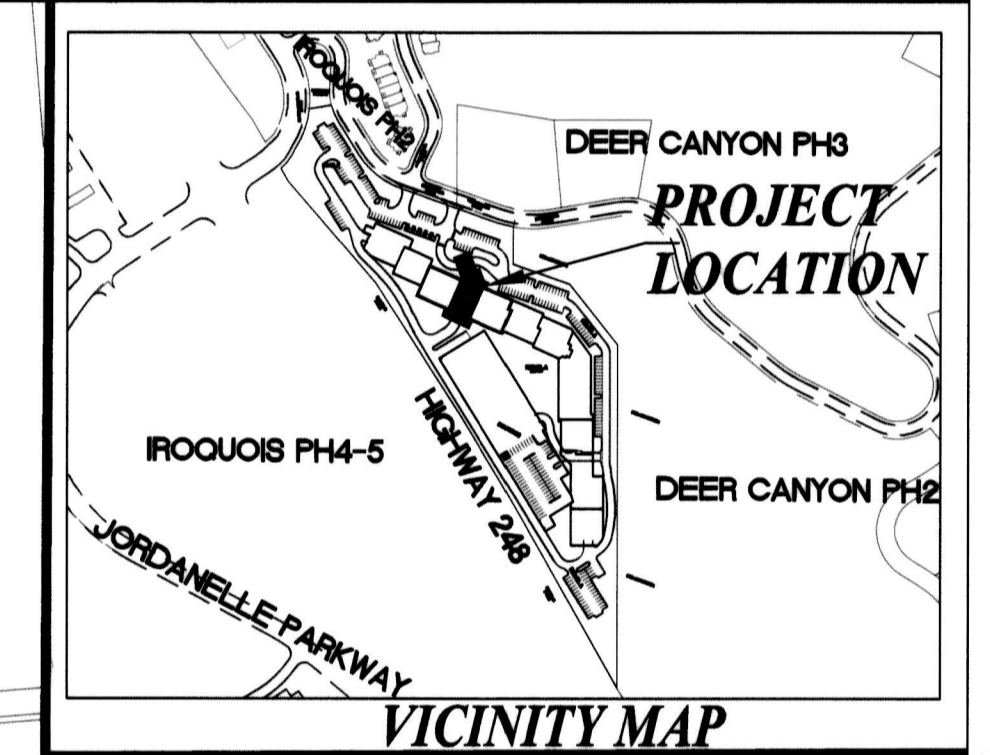
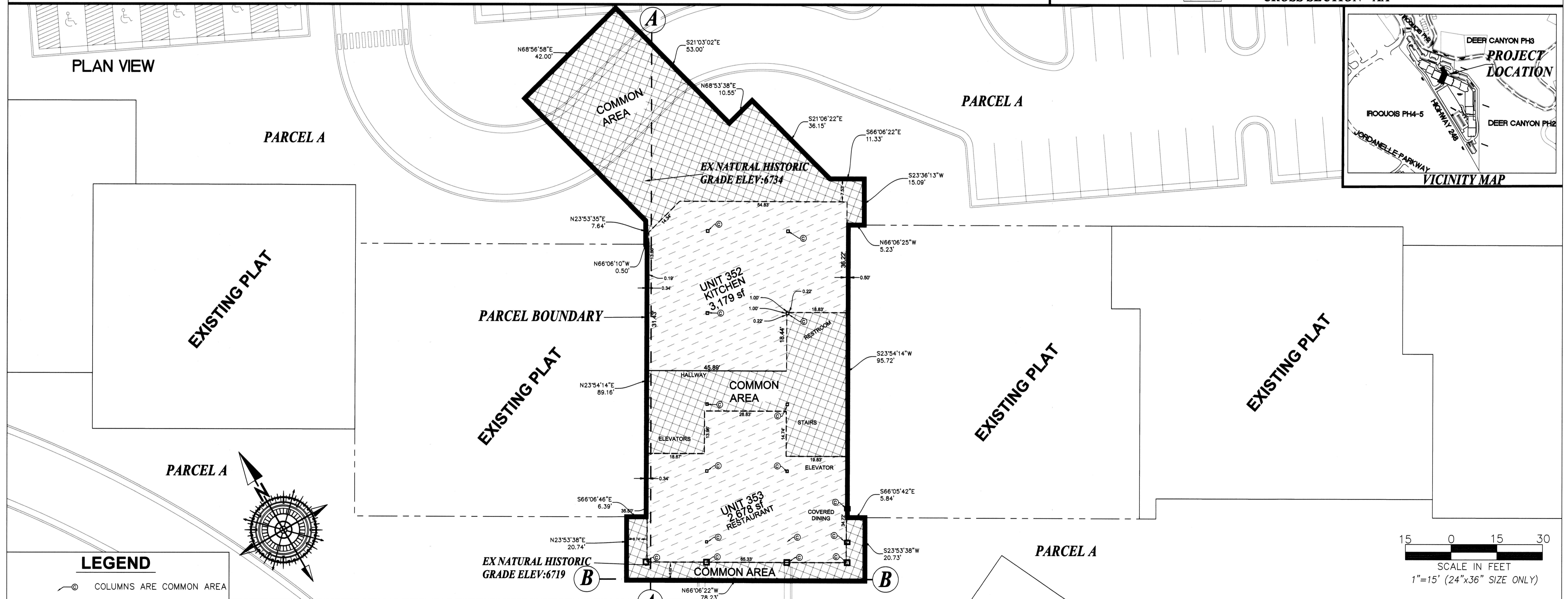
**CROSS SECTION - BB**

**FLOORS, CEILINGS, AND STRUCTURAL WALLS ARE COMMON AREA**



**CROSS SECTION - AA**

**PLAN VIEW**



**EXISTING PLAT**

**PARCEL A**

**PARCEL A**

**PARCEL A**

**EXISTING PLAT**

**EXISTING PLAT**

**PARCEL A**

**LEGEND**

- COLUMNS ARE COMMON AREA
- PARCEL BOUNDARY LINES
- PRIVATE UNIT
- LIMITED COMMON AREA
- COMMON AREA

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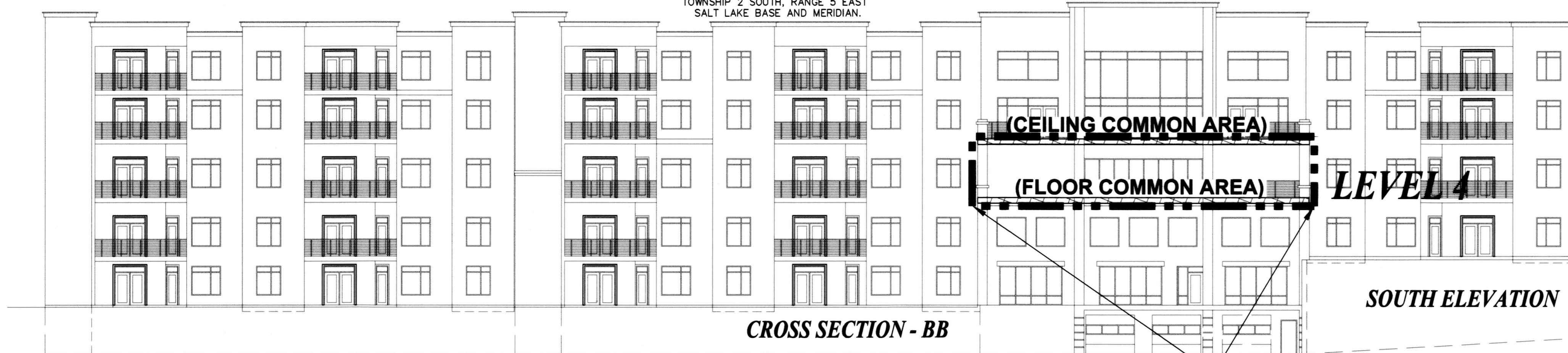
NO. 505591 BOOK 1370 PAGE 264 DATE \_\_\_\_\_  
STATE OF UTAH, COUNTY OF WASATCH, TIME \_\_\_\_\_, FEE  
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**PROFILE VIEW  
SOUTH ELEVATION**

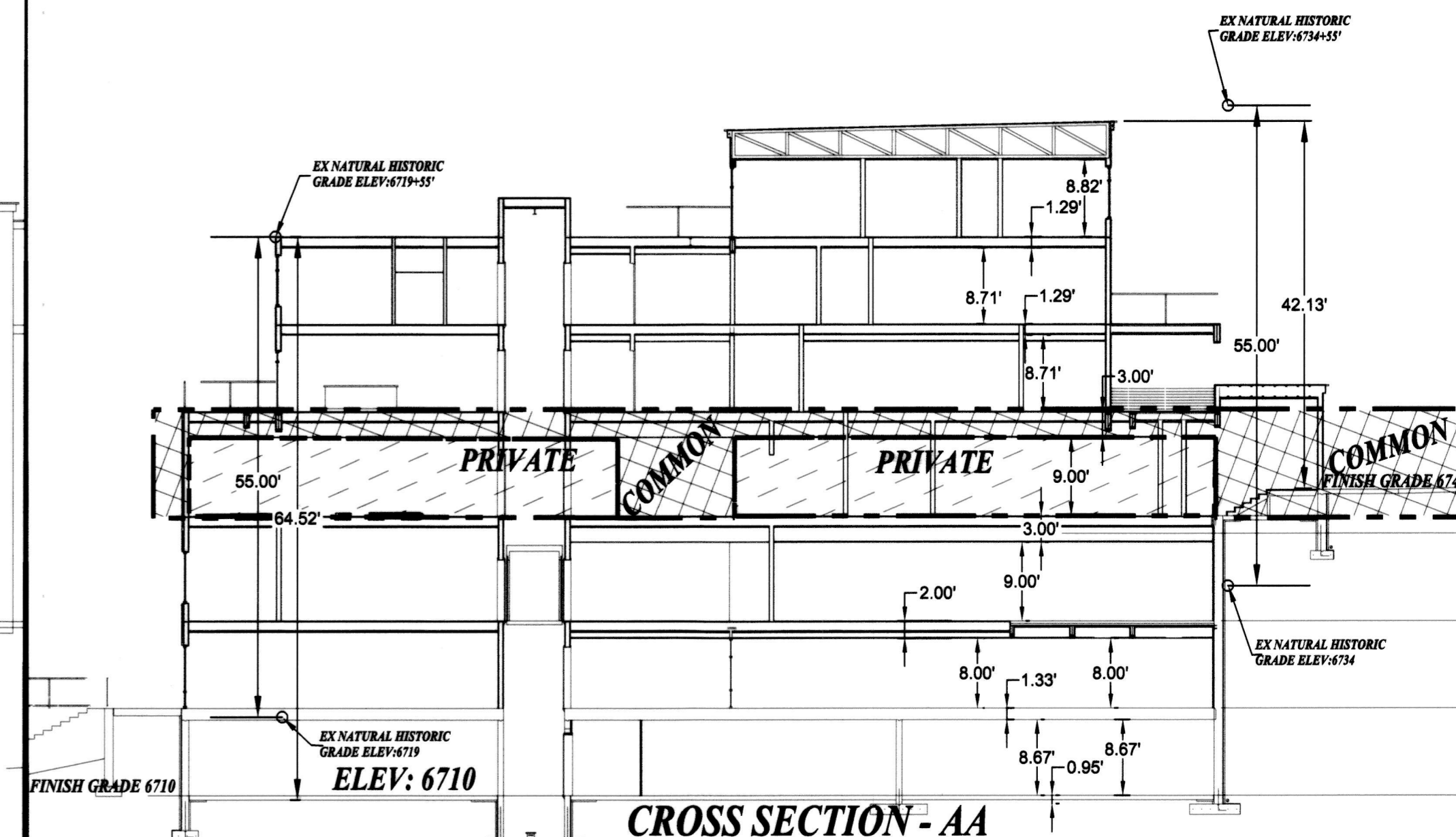


**CROSS SECTION - BB**

**FLOORS, CEILINGS, AND STRUCTURAL WALLS ARE COMMON AREA**

**(CEILING COMMON AREA)  
(FLOOR COMMON AREA) LEVEL 4**

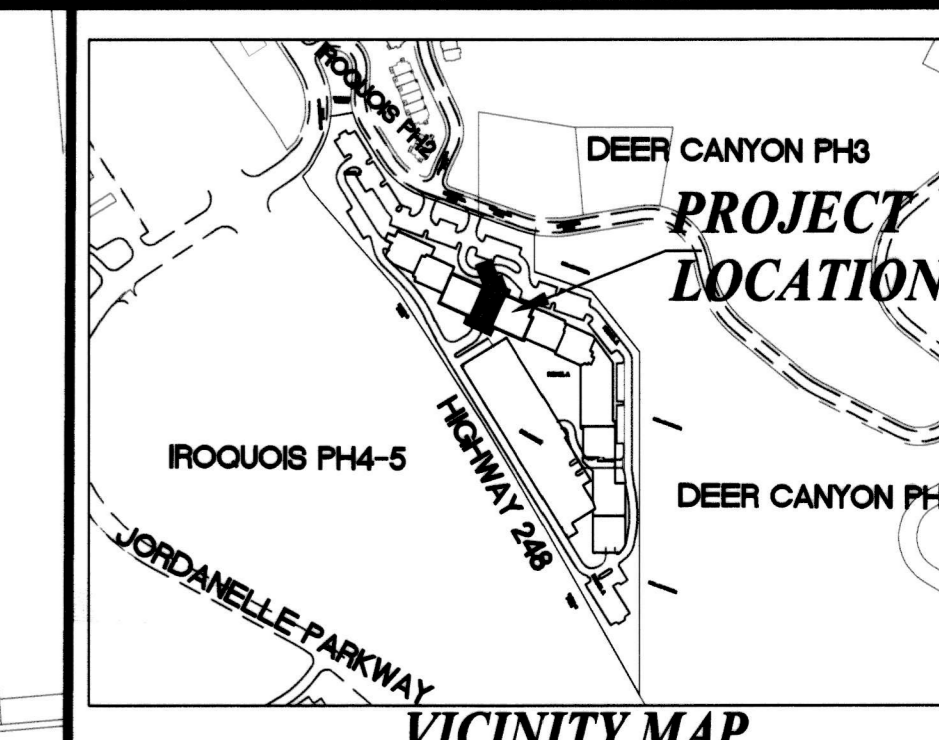
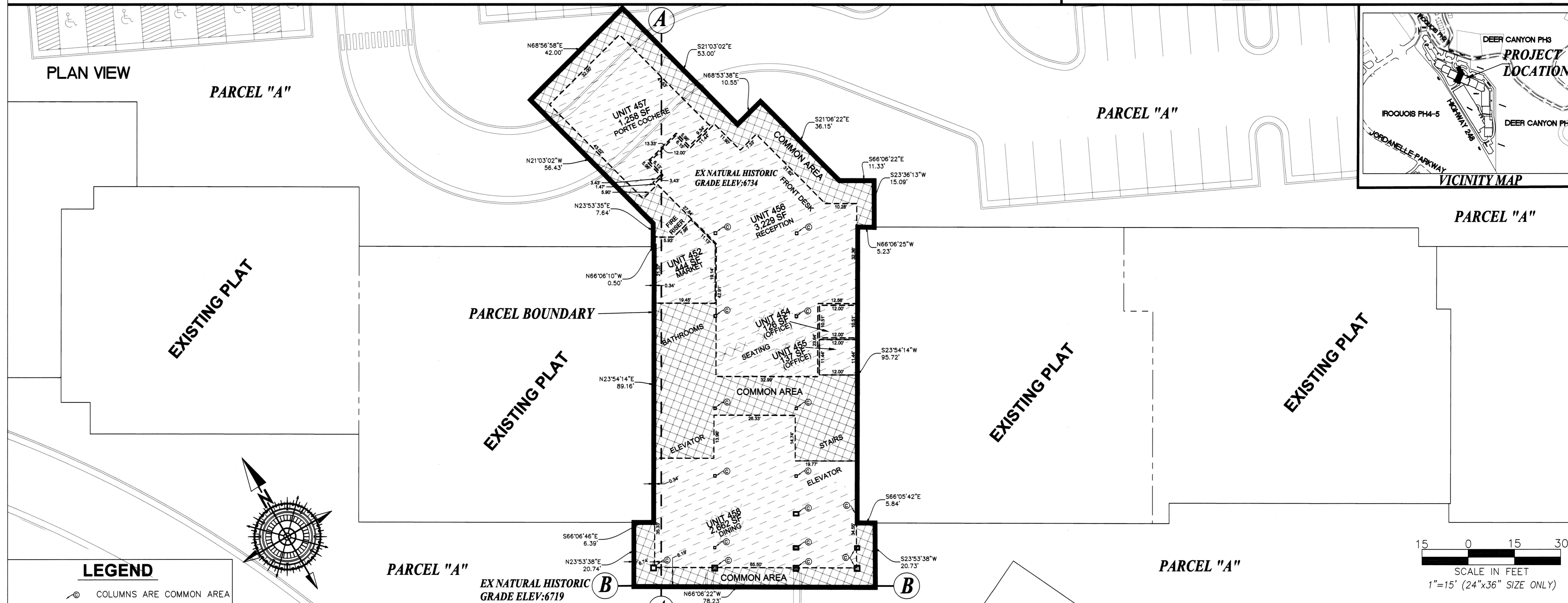
**SOUTH ELEVATION**



**CROSS SECTION - AA**

**PLAN VIEW**

**PARCEL "A"**



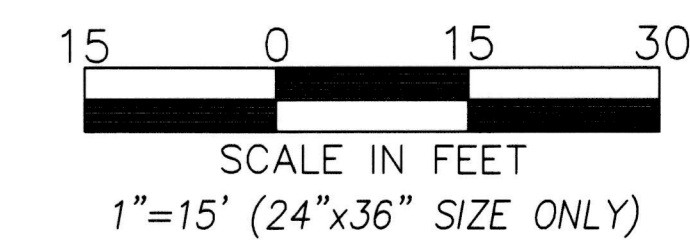
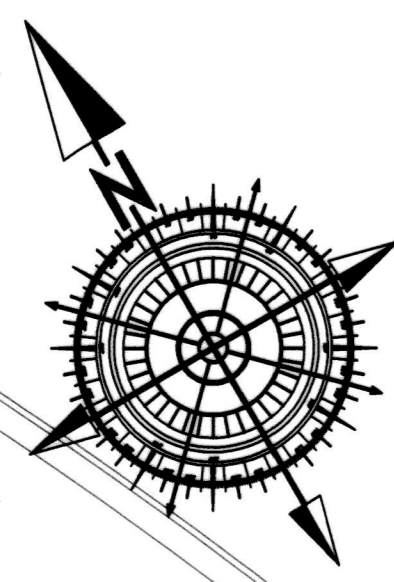
**VICINITY MAP**

**EXISTING PLAT**

**EXISTING PLAT**

**EXISTING PLAT**

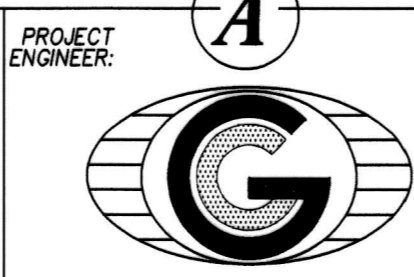
**EXISTING PLAT**



**LEGEND**

- COLUMNS ARE COMMON AREA
- PARCEL BOUNDARY LINES
- PRIVATE UNIT
- LIMITED COMMON AREA
- COMMON AREA

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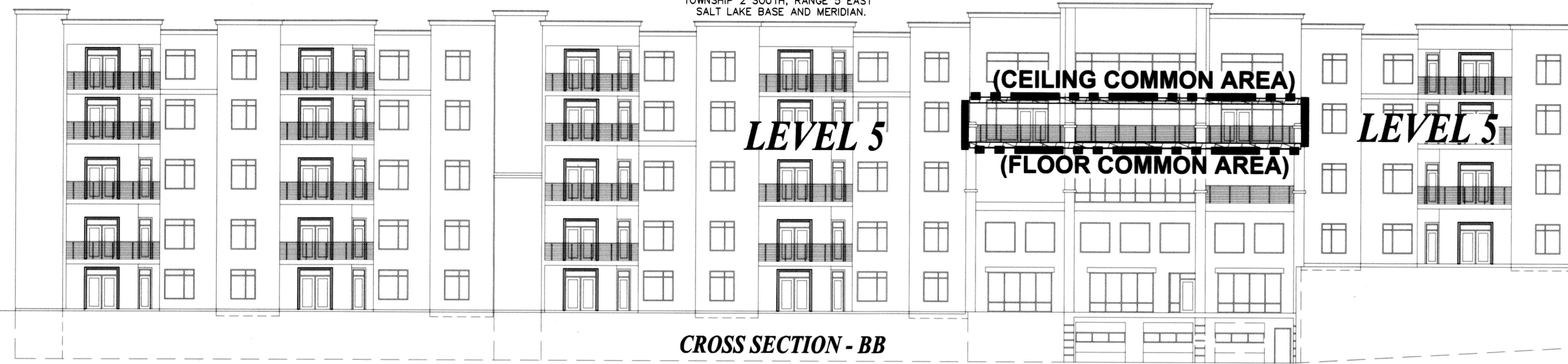
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**6**  
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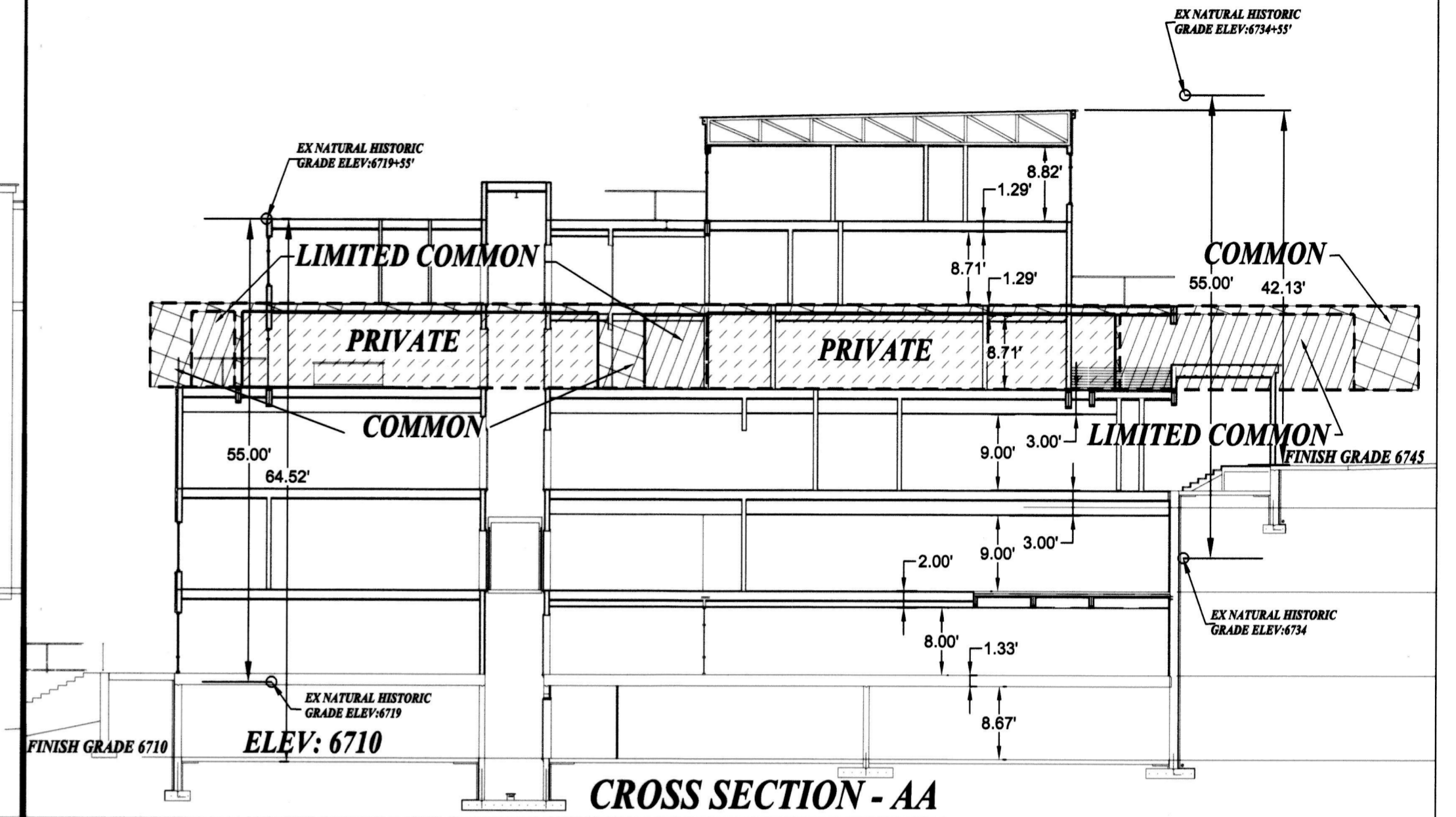
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**PROFILE VIEW  
SOUTH ELEVATION**

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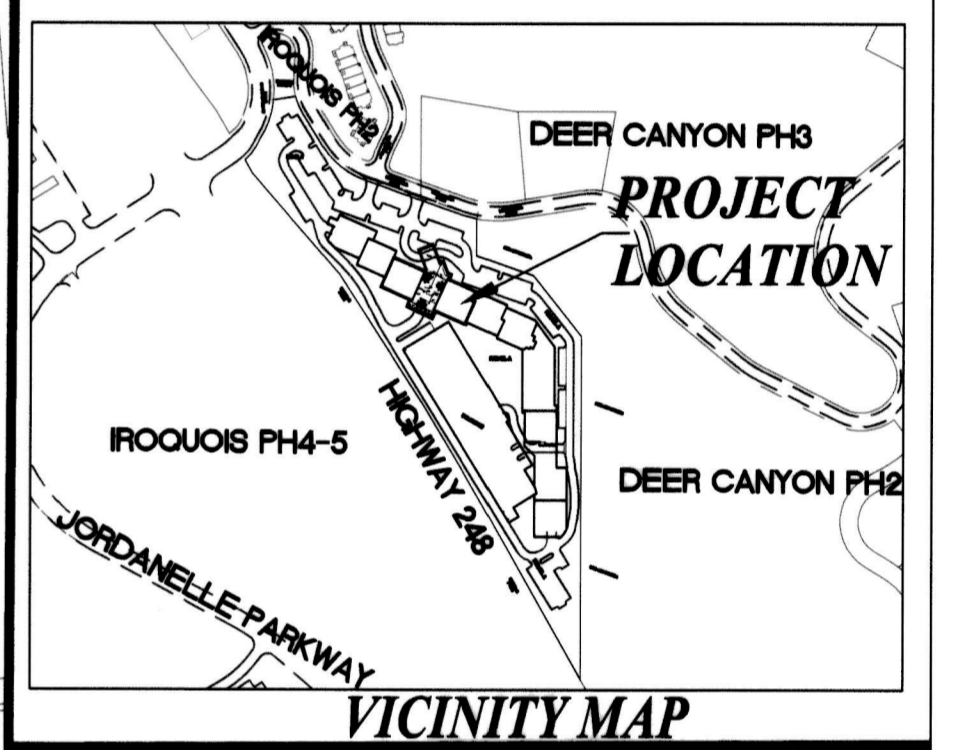
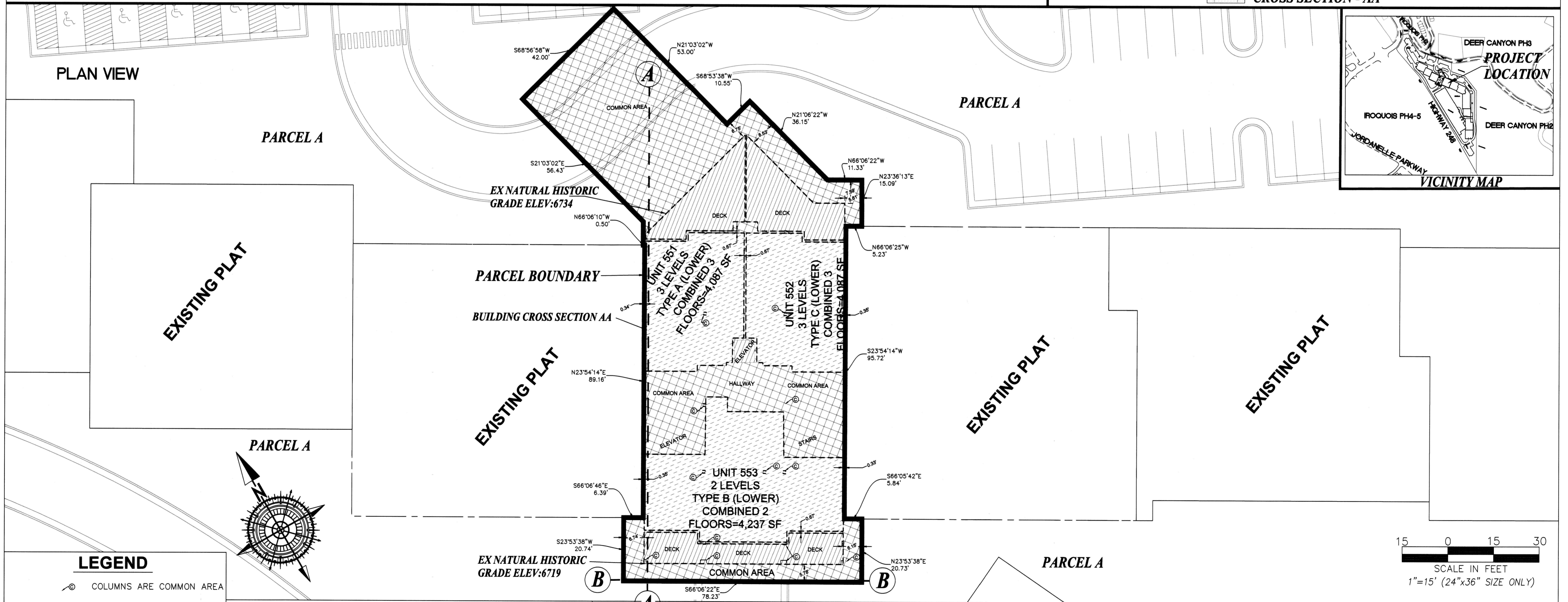


**CROSS SECTION - BB**



**CROSS SECTION - AA**

**PLAN VIEW**



**LEGEND**

- COLUMNS ARE COMMON AREA
- PARCEL BOUNDARY LINES
- PRIVATE UNIT
- LIMITED COMMON AREA
- COMMON AREA

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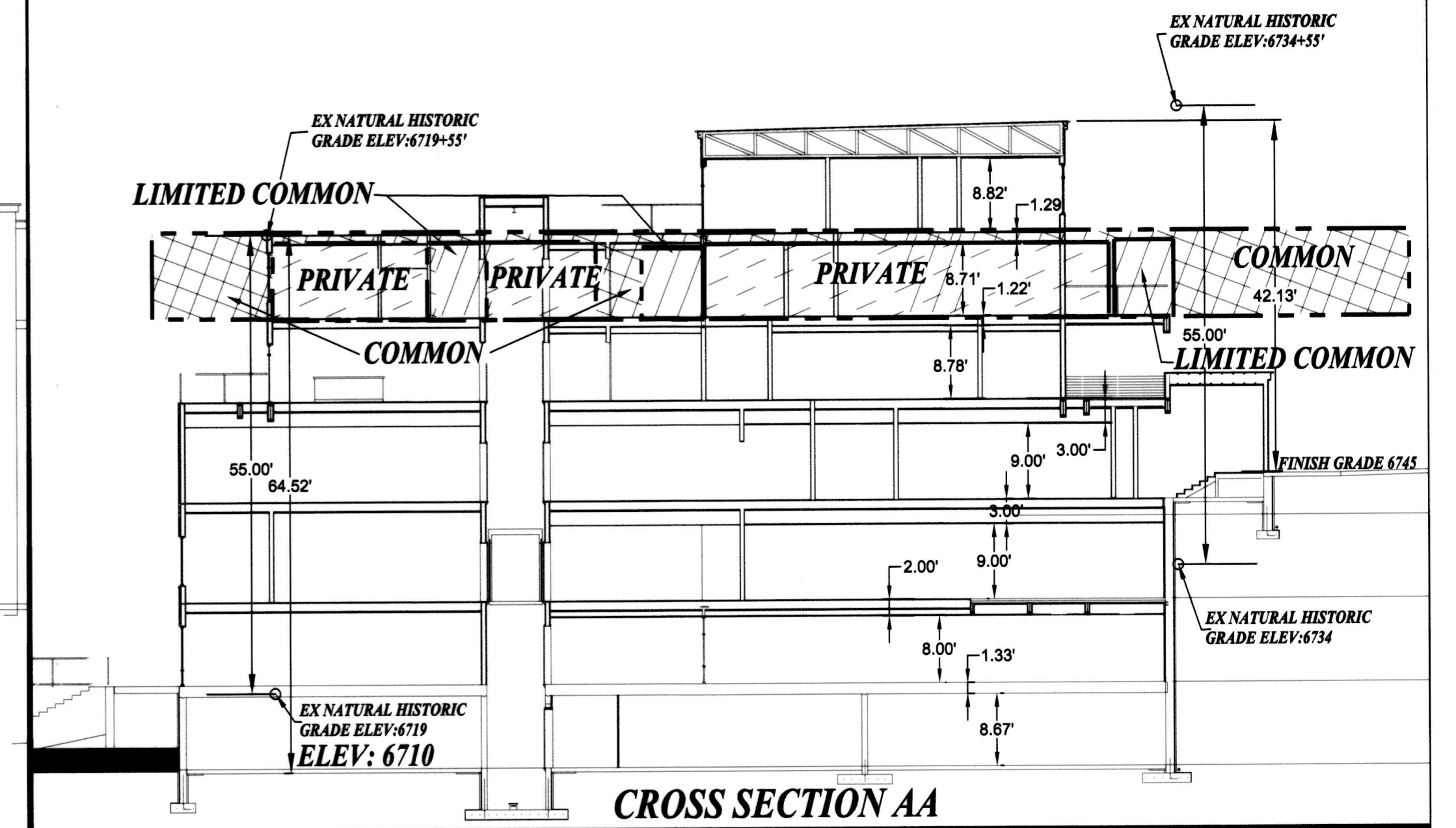
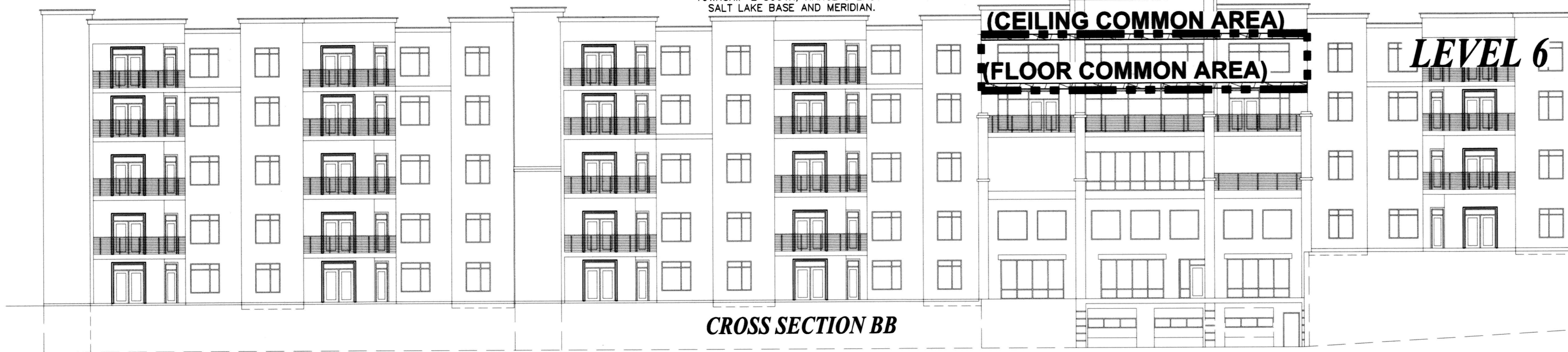
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No. 505591 BOOK 1370 PAGE 2106 DATE \_\_\_\_\_  
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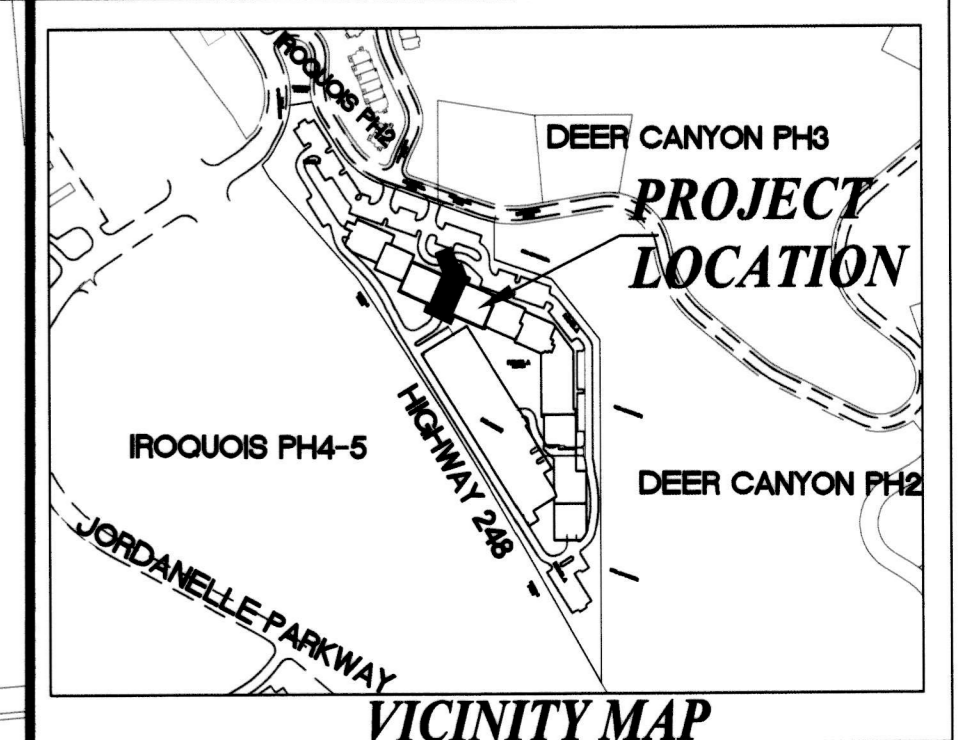
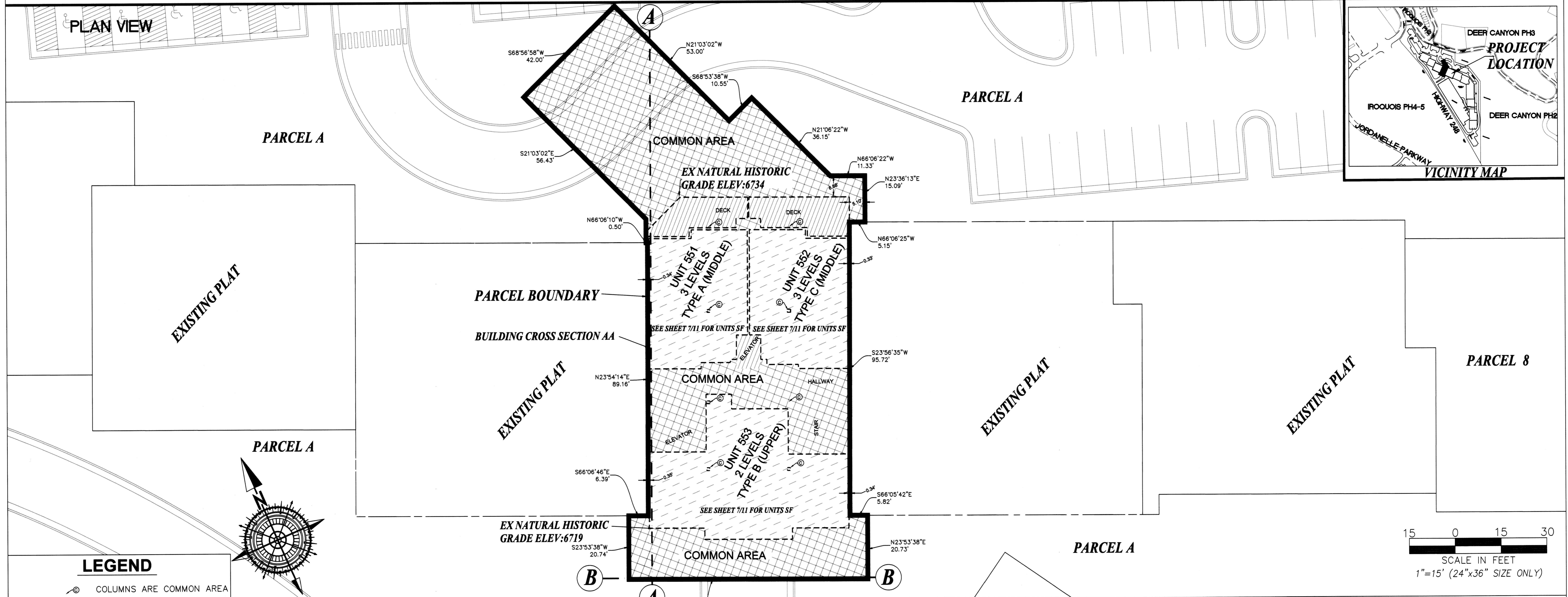
COUNTY RECORDER

**PROFILE VIEW  
SOUTH ELEVATION**

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**PLAN VIEW**



**LEGEND**

- COLUMNS ARE COMMON AREA
- PARCEL BOUNDARY LINES
- PRIVATE UNIT
- LIMITED COMMON AREA
- COMMON AREA

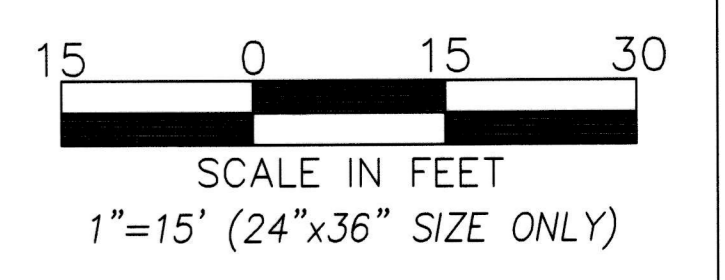
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**8**  
/ 11

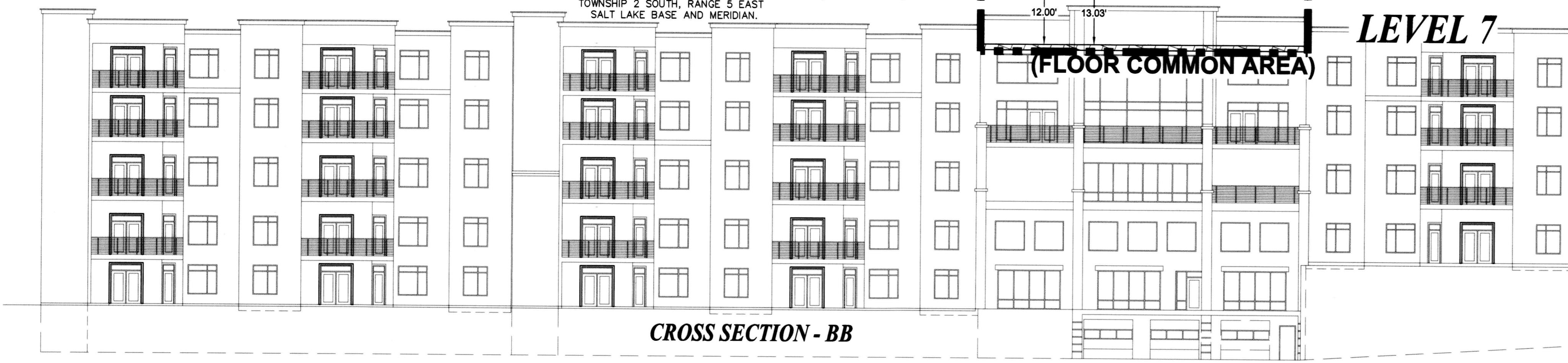
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NO. 505591 BOOK 1370 PAGE 67 DATE \_\_\_\_\_  
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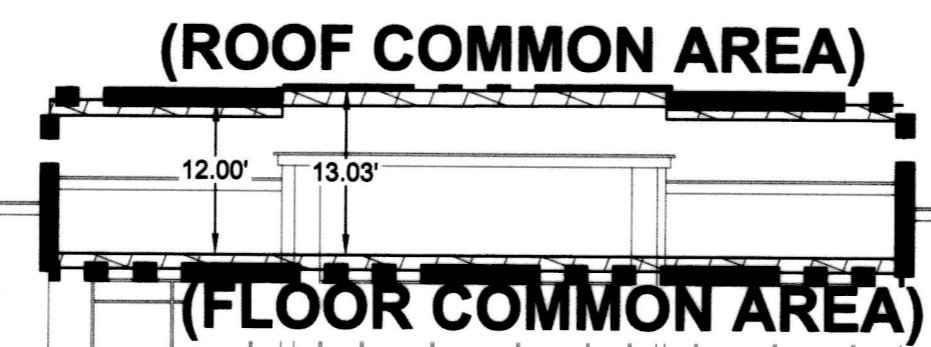


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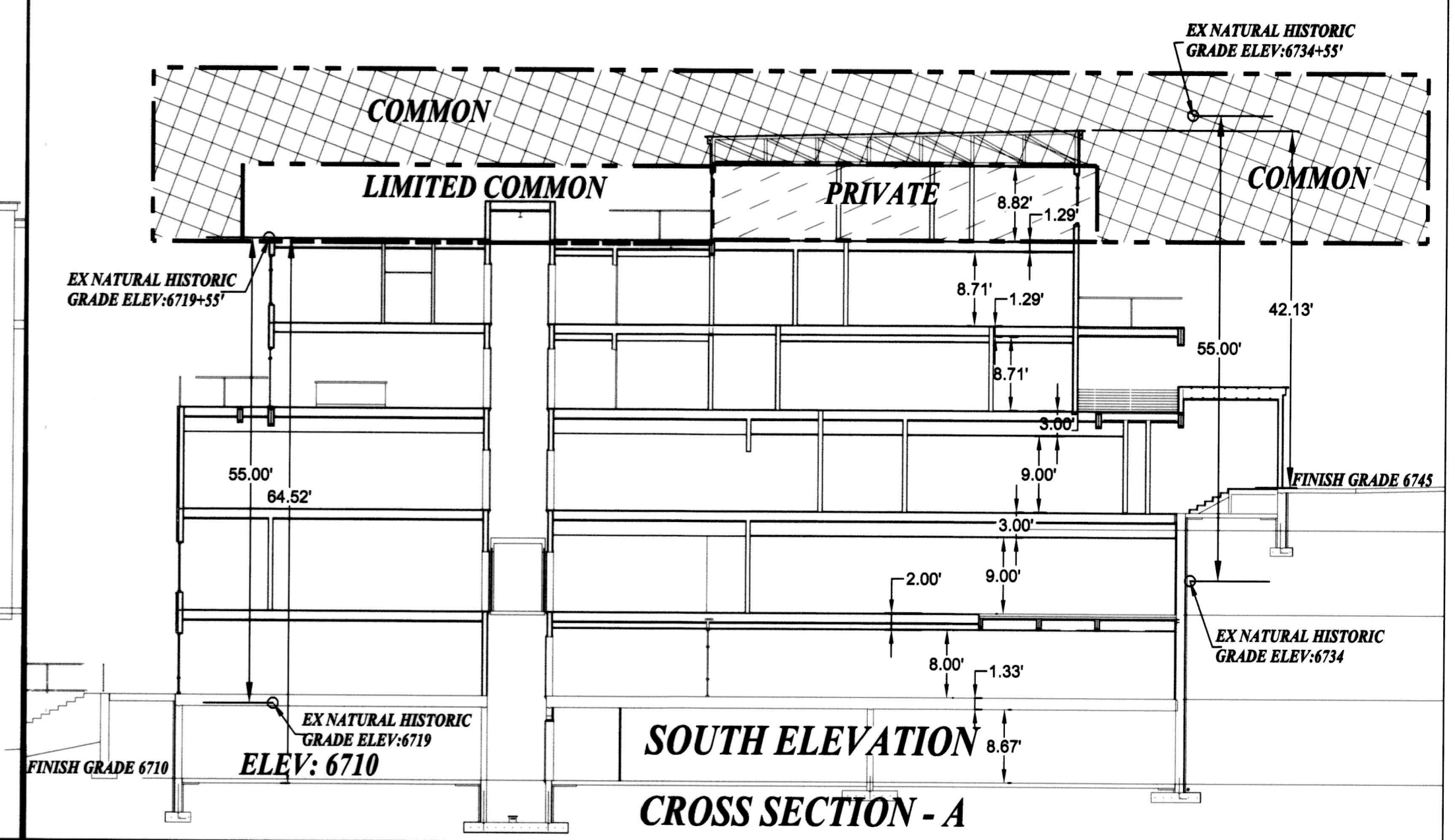
**PROFILE VIEW  
SOUTH ELEVATION**



**CROSS SECTION - BB**

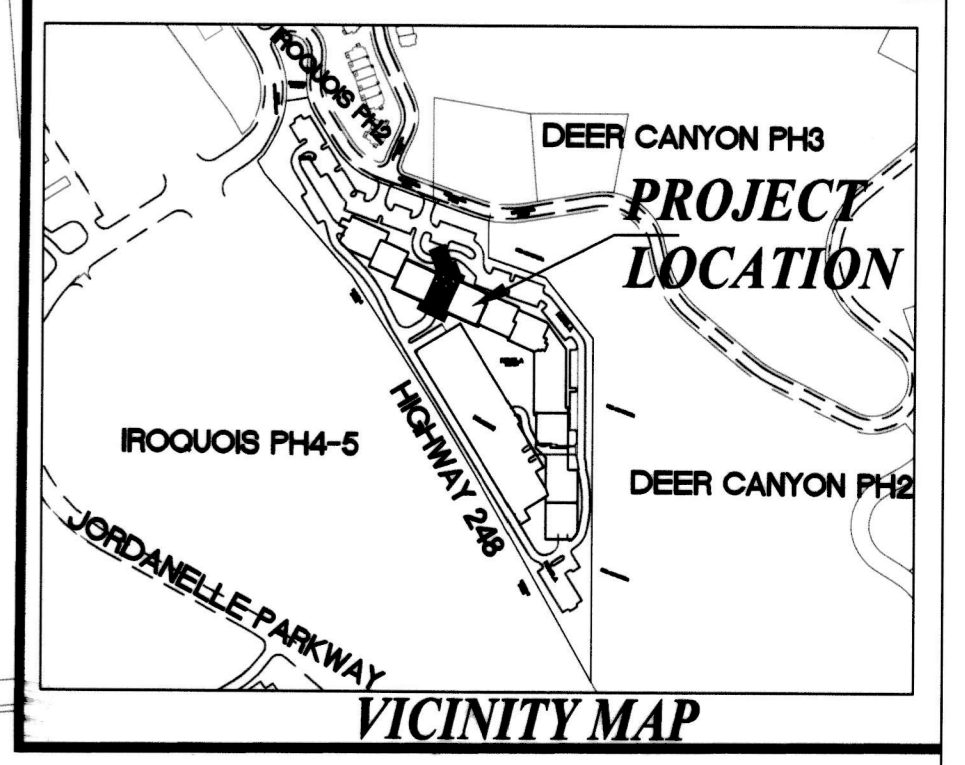
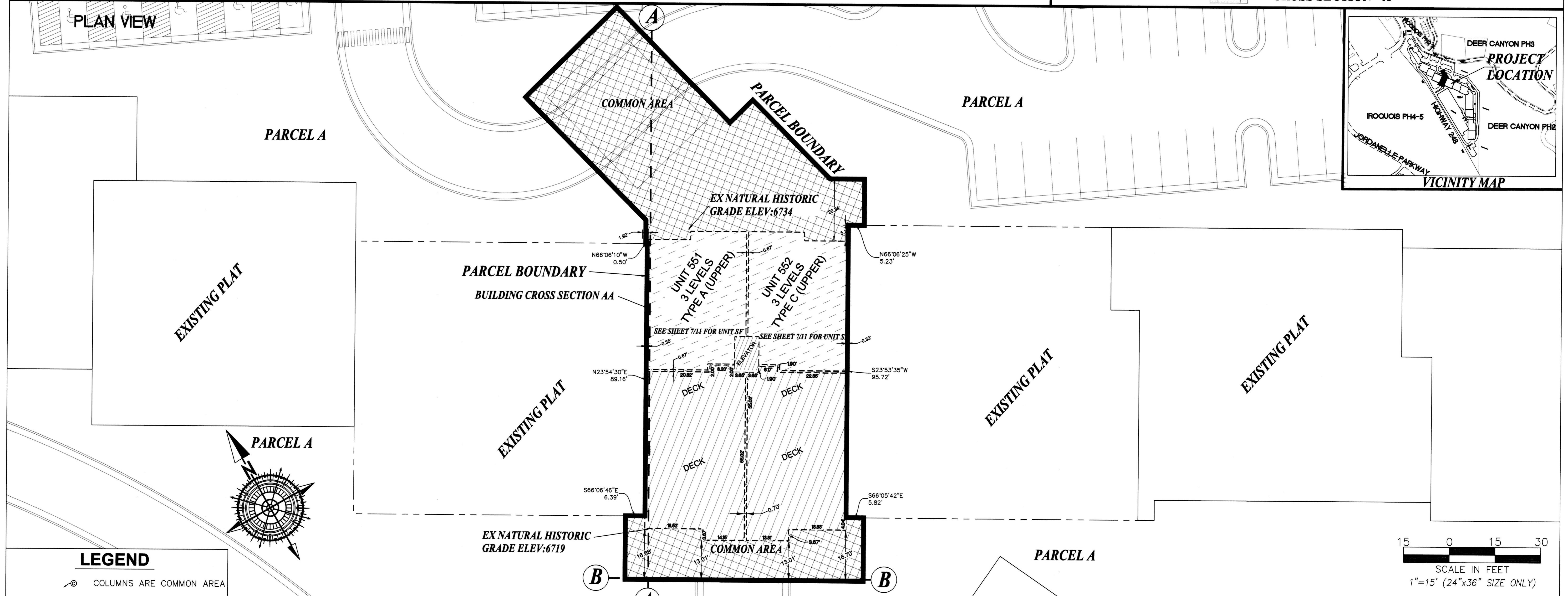


**LEVEL 7**



**SOUTH ELEVATION  
CROSS SECTION - A**

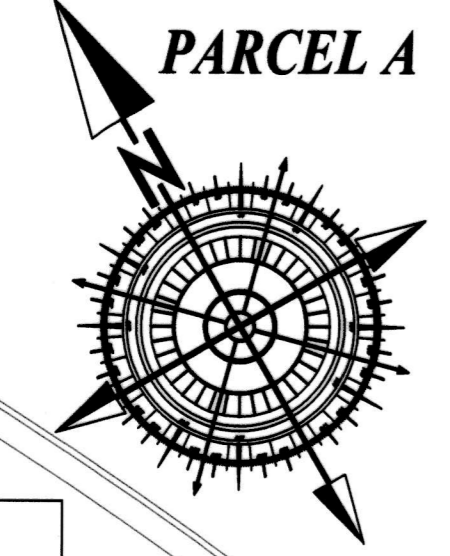
**PLAN VIEW**



**VICINITY MAP**

**EXISTING PLAT**

**PARCEL A**



**LEGEND**

- COLUMNS ARE COMMON AREA
- PARCEL BOUNDARY LINES
- PRIVATE UNIT
- LIMITED COMMON AREA
- COMMON AREA

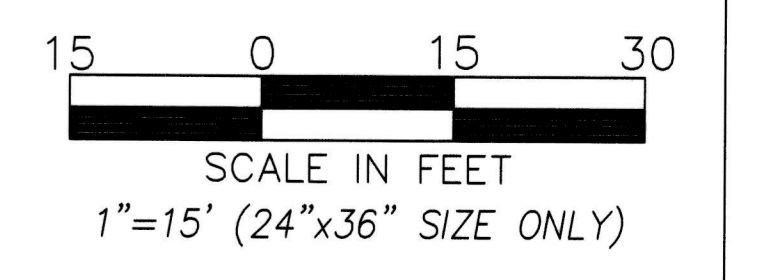
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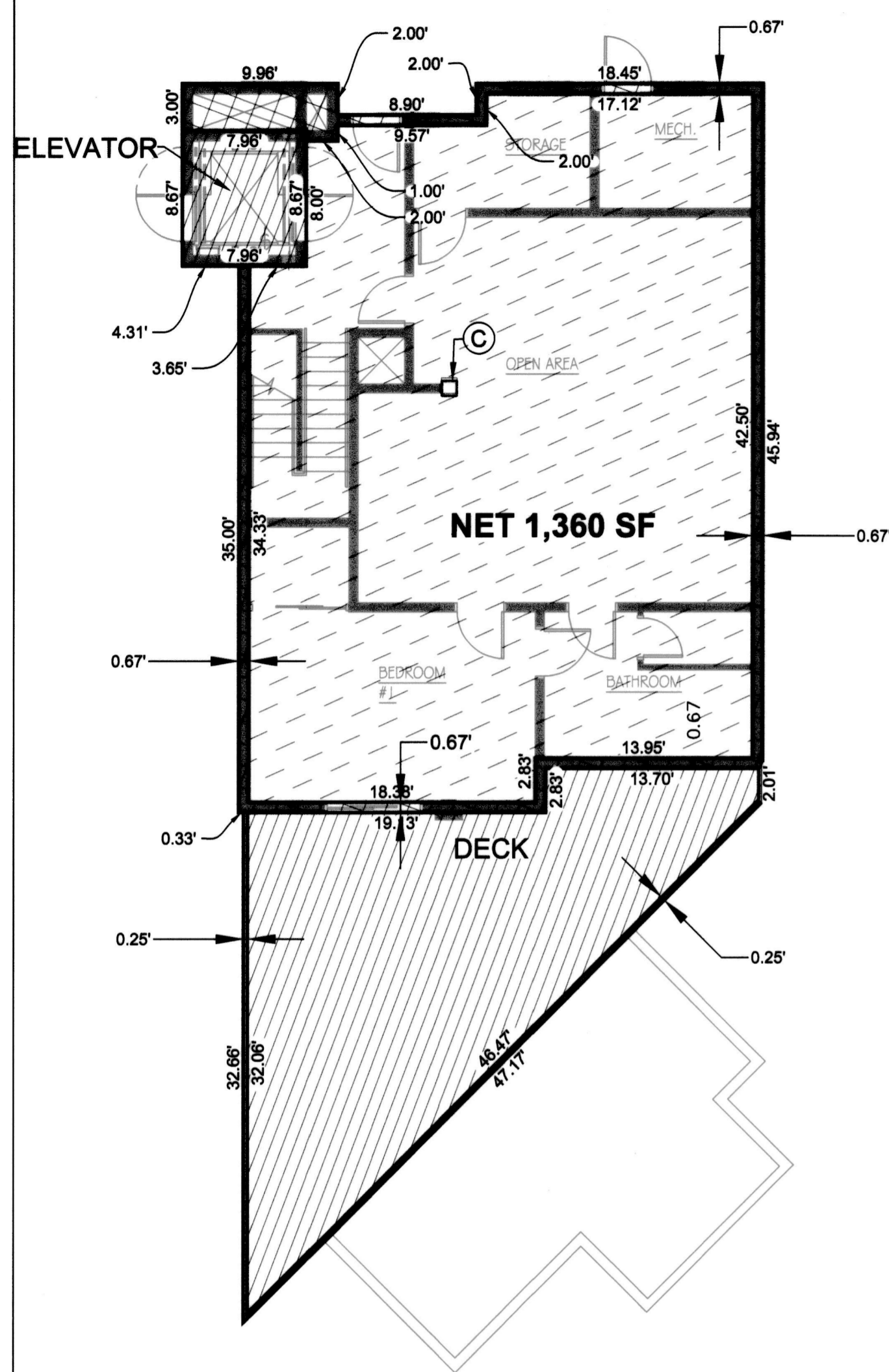
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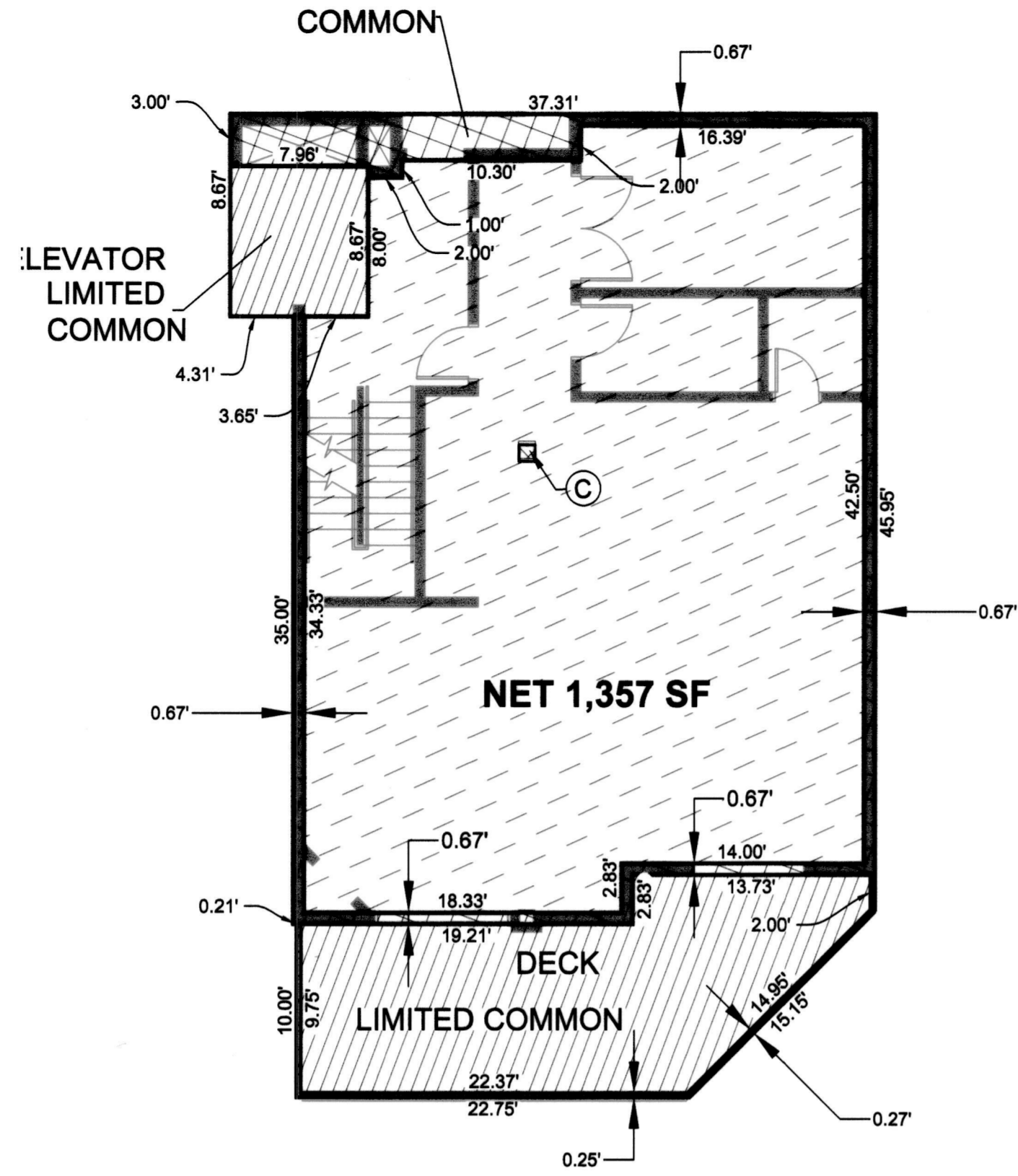
WASATCH COUNTY RECORDER  
NO. **505591** BOOK **1370** PAGE **268** DATE \_\_\_\_\_  
STATE OF UTAH, COUNTY OF WASATCH, TIME \_\_\_\_\_, FEE  
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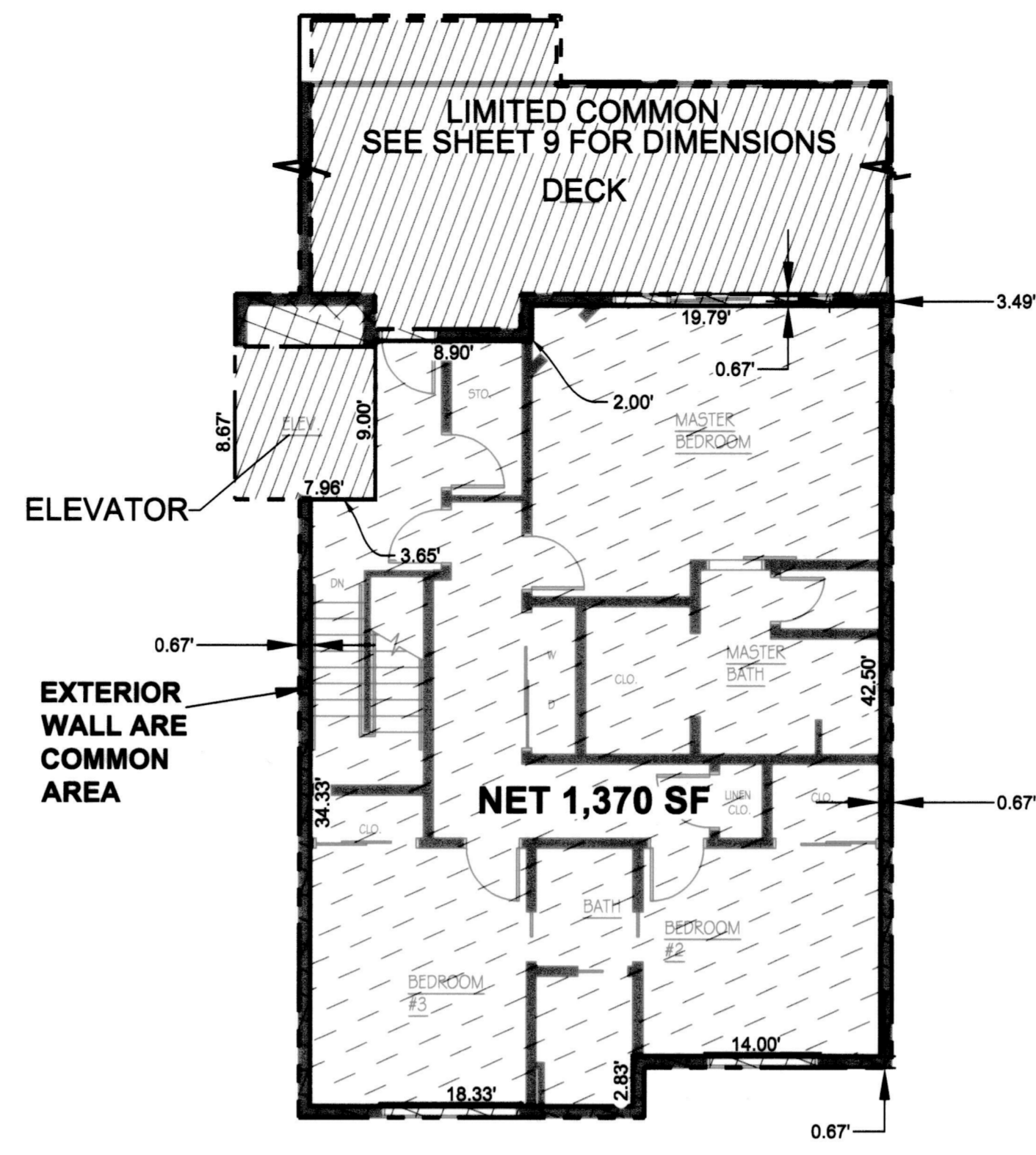
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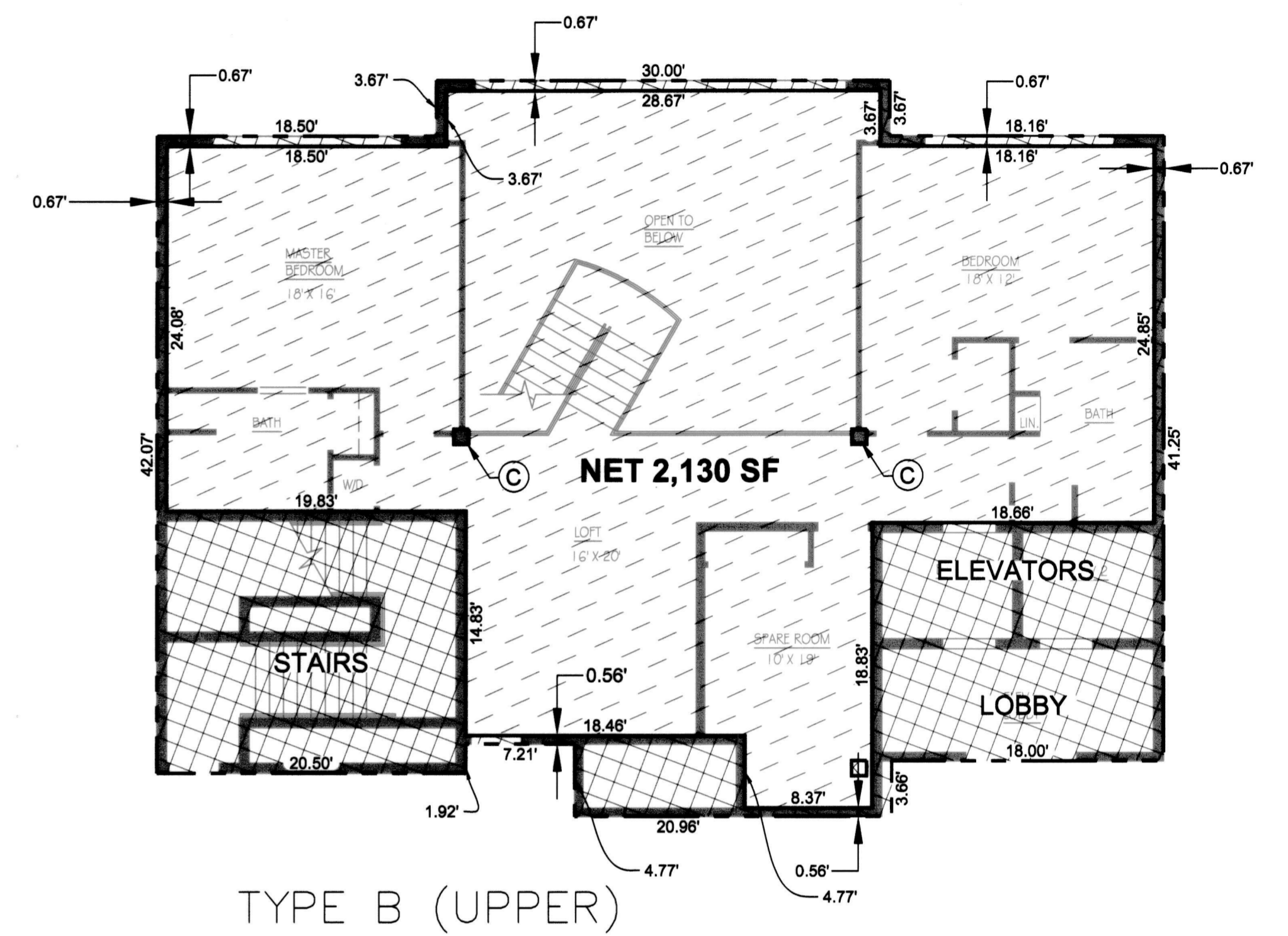
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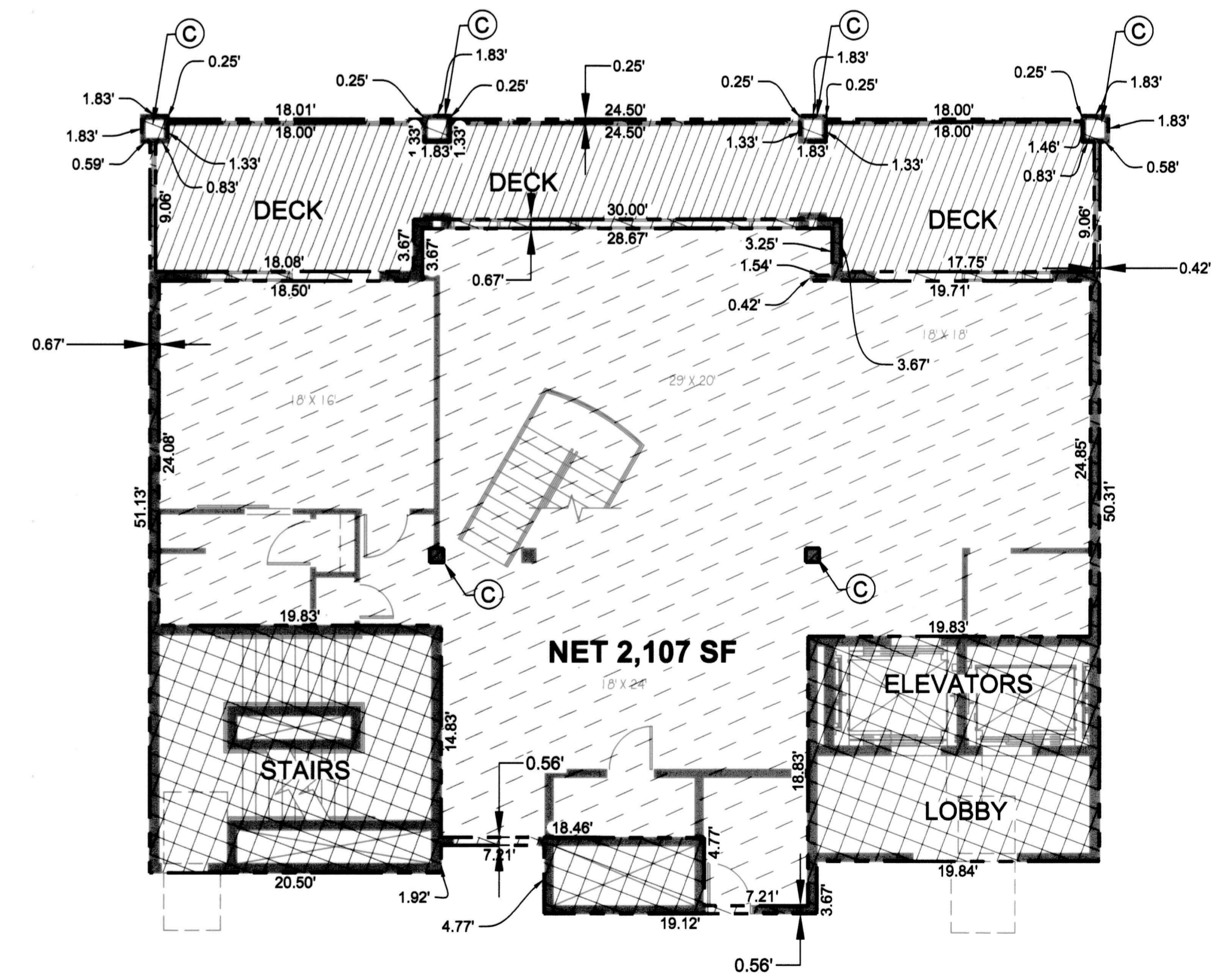
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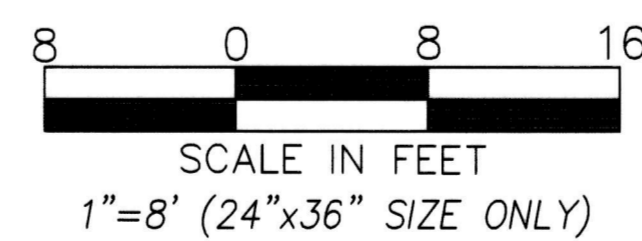
TYPE A (UPPER)



TYPE B (UPPER)



TYPE B (LOWER)



**LEGEND**

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- PRIVATE UNIT
- LIMITED COMMON AREA
- COMMON AREA

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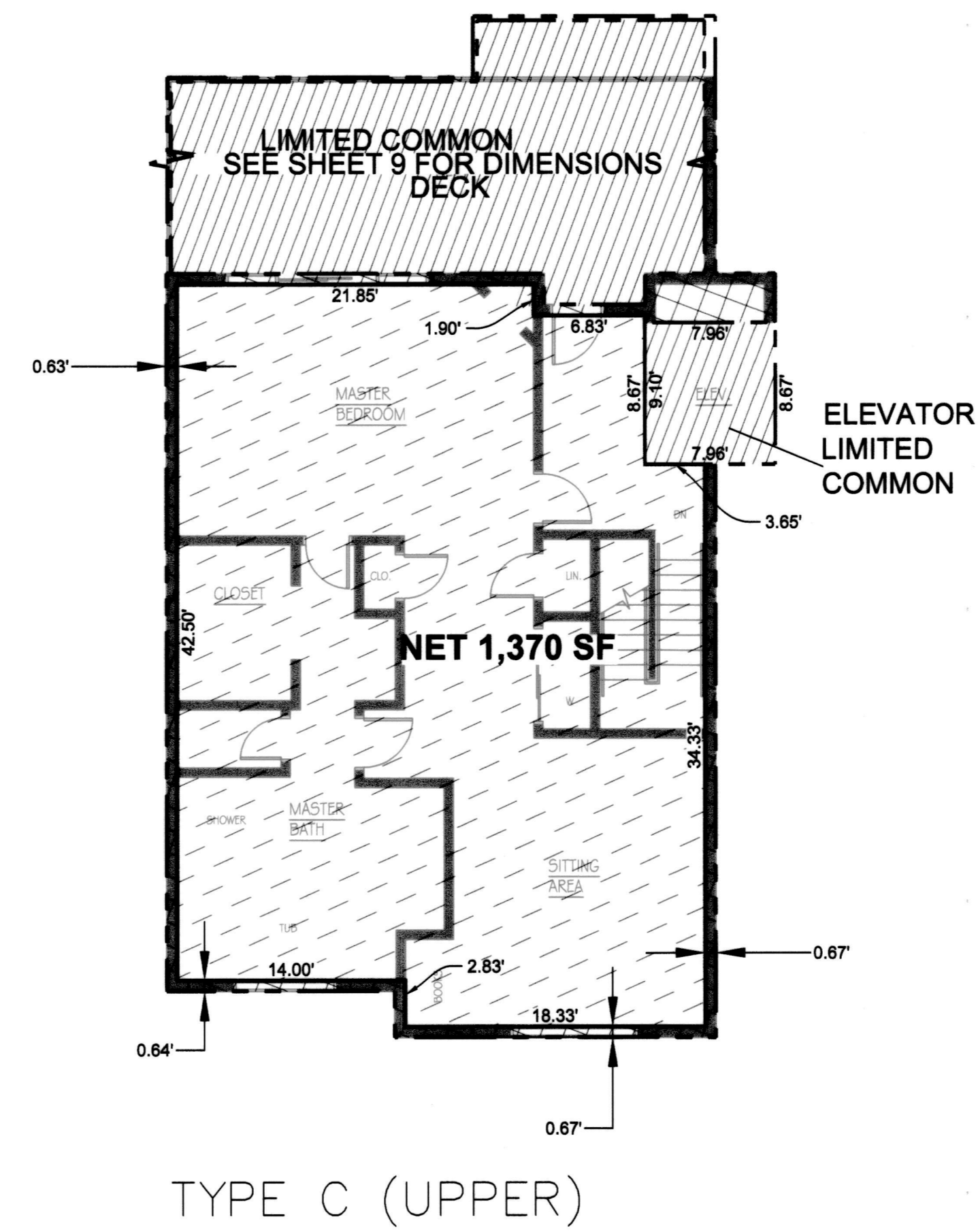
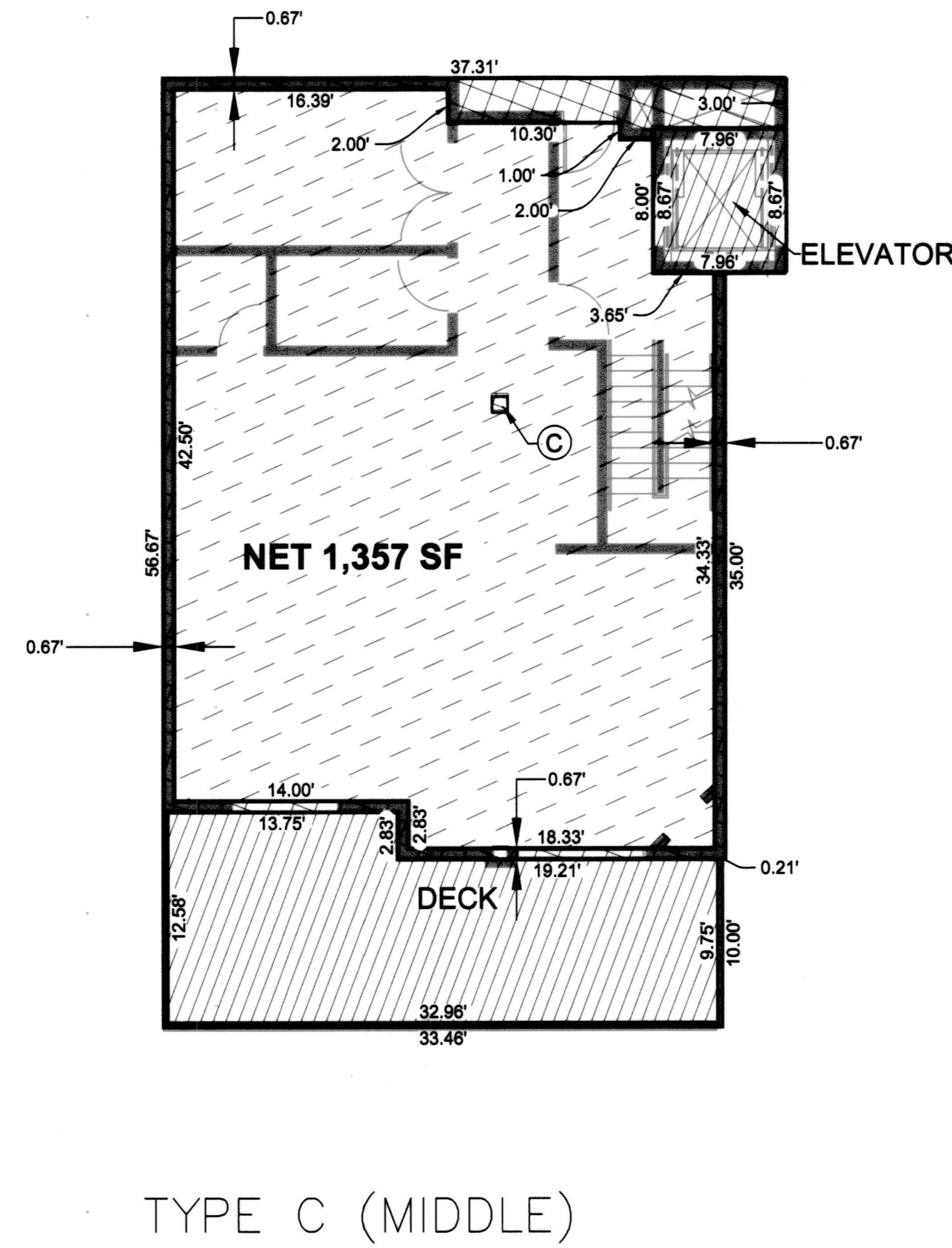
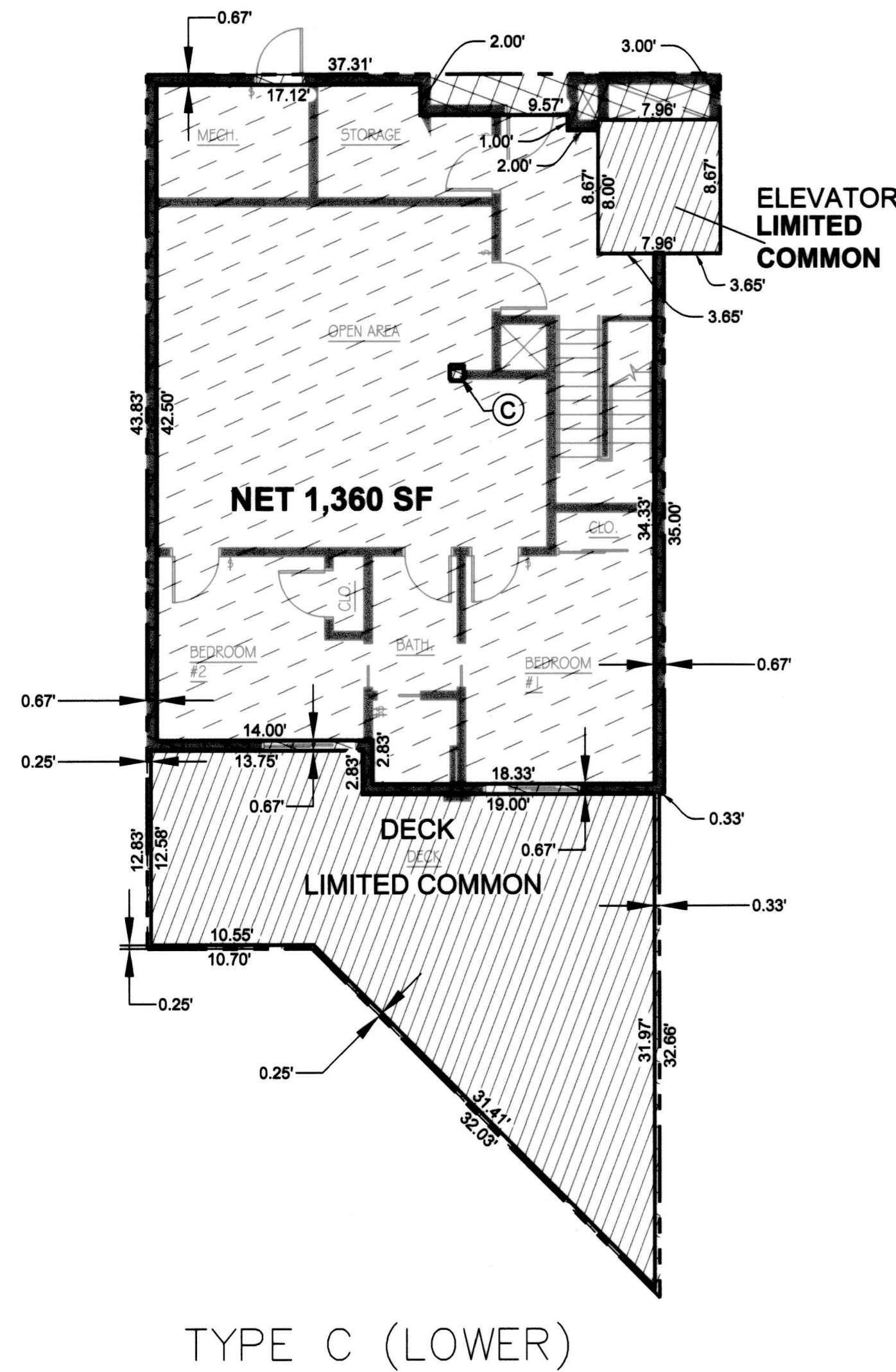
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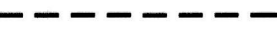



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**LEGEND**

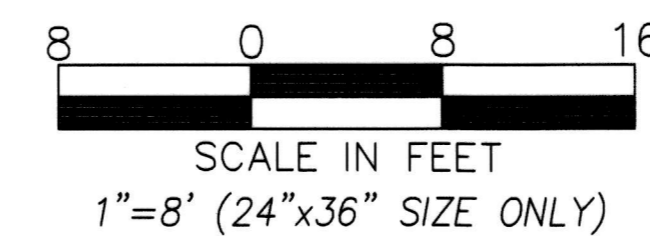
-  COLUMNS ARE COMMON AREA
-  PARCEL BOUNDARY LINES
-  PRIVATE UNIT
-  LIMITED COMMON AREA
-  COMMON AREA

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