

4255107

ABSTRACT OF FINDINGS AND ORDER

No Fee  
JUN 3 11 38 AM '86  
KATIE L. DIXON  
RECORDER  
SALT LAKE COUNTY,  
UTAH  
SALT LAKE CITY  
BRD OF ADJUSTMENT  
DEP  
Rebecca Gray  
REBECCA GRAY

I, Mildred G. Snider, being first duly sworn, depose and say that I am the Secretary of the Salt Lake City Board of Adjustment (414 City & County Building), and that on the 14th day of April, 1986, Case No. 119-B by Hudson Properties was heard by the Board with action taken on the 28th day of April, 1986. The applicant requested a variance on the property at 680 East 100 South Street to erect a 94-unit retirement apartment complex without the required off-street parking, the ordinance requiring 1.75 parking stalls per unit, the petitioner asking he be allowed to furnish one half parking space per unit in a Residential "R-6" District, the legal description of said property being as follows:

Commencing at the Southwest corner of the Intersection of Seventh East and First South, and running West 247.8 feet; South 330 feet; East 82.5 feet; North 136.125 feet; East 165 feet; North 193.87 feet to the point of beginning.

It was moved, seconded and unanimously passed that a variance be granted to permit a 94-unit retirement apartment complex, the petitioner agreeing to provide .7 parking spaces per unit, subject to the following provisions:

1. that the applicant agree to provide the required 1.75 parking spaces per unit in the event that the use of the facility changes to anything other than retirement apartments;
2. that no ingress or egress be permitted on 700 East Street and that no more than two individuals be allowed per unit;
3. that the parking lot meet all of the requirements for parking lots in residential districts;
4. that the landscaping plans including the street trees be subject to approval;
5. that the parking lot drainage be subject to review and approval by the

BOOK 577A PAGE 509

Abstract of Findings and Order on Case No. 119-B

Page 2--

City Engineer;

6. that Committee of the Board approval be given to the final plan and that a copy of the finally approved plan be filed with the case.

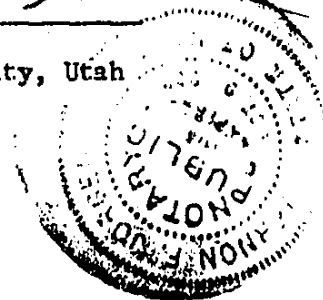
If a permit has not been taken out in six months, the variance will expire.

Mildred S. Linder

Subscribed and sworn to before me this 2nd day of June, 1986.

Samuel J. Johnson  
Notary Public  
Residing at Salt Lake City, Utah

My commission expires OCT. 9 1988.



BOOK 577A PAGE 510