

WHEN RECORDED, RETURN TO:

GIL AVELLAR
PLANNING DIVISION
10000 CENTENNIAL PKWY
SANDY, UT 84070 - 4148

Community Development Department



TOM DOLAN
MAYOR

BYRON JORGENSEN
CHIEF ADMINISTRATIVE OFFICER

MICHAEL G. COULAM
DIRECTOR

NOTICE OF LOT LINE ADJUSTMENT

Date: August 6, 1998

RE: Lot Line Adjustment between lot 214 of Ski Haven Estates #2 Subdivision, lots 402, 403, 404, 405, 406, 407, 408 of the Ski Haven Estates #4 Subdivision and Parcel #2809226013.

7058940

The Sandy City Community Development Department staff has reviewed the attached proposal for a lot line adjustment between lot 214 of the Ski Haven Estates #2 Subdivision, lots 402, 403, 404, 405, 406, 407, 408 of the Ski Haven Estates #4 Subdivision and Parcel #2809226013, lot of record. The lot line adjustment will enlarge the rear yard of existing residential lots prior to the development of the lot of record. 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

7058940
08/17/98 4:40 PM 33.00
NANCY WORKMAN
RECORDER, SALT LAKE COUNTY, UTAH
MAGNA INVESTMENT & DEVELOPMENT
P.O. BOX 65827
SLC, UT 84165-0827
REC BY: A GARAY , DEPUTY - WI

PERSONAL ACKNOWLEDGMENT

STATE OF UTAH)

: ss

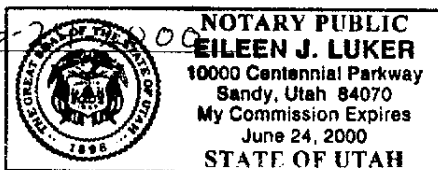
County of Salt Lake)

On this 7th day of August, 1998, personally appeared before me Michael G. Coulam, who, being by me duly sworn, acknowledged to me that s/he executed the foregoing agreement.

My Commission Expires:

NOTARY PUBLIC

Residing in Salt Lake County, UT



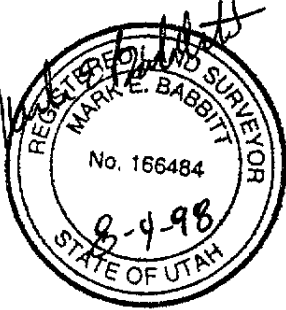
BK8067PG0419

E-mail: Sandypo.plan@state.ut.us

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

Lot 214 Amended Ski Haven Estates No. 2

A part of the Northeast 1/4 of Section 9, T3S, R1E, SLB&M U.S. Survey
Sandy City, Salt Lake County, Utah



Scale : 1" = 30'

**LITTLE COTTONWOOD CENTER
LOT 214 AMENDED
SKI HAVEN ESTATES NO. 2**

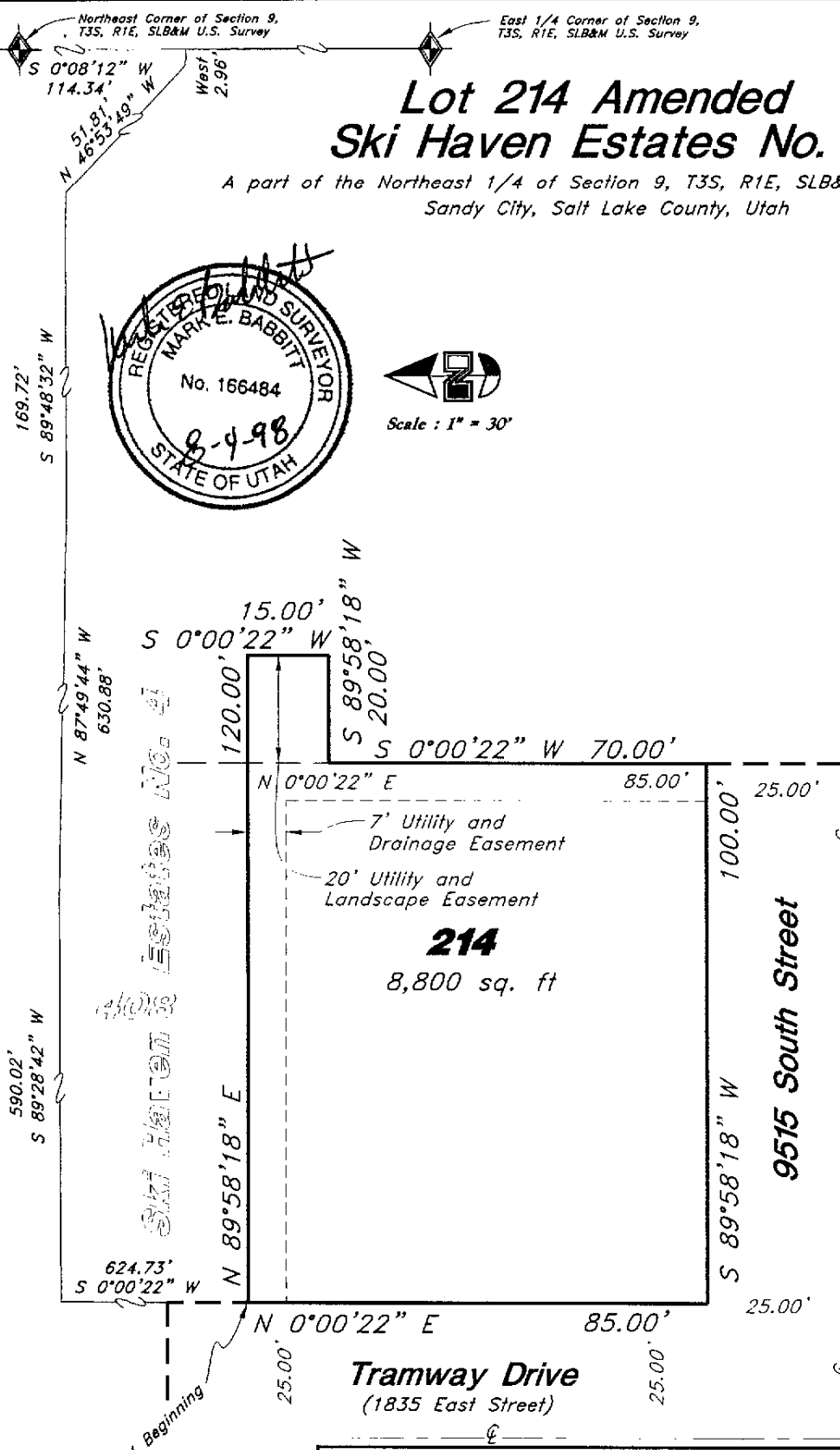
A part of the Northeast Quarter of Section 9, Township 3 South, Range 1 East, Salt Lake Base and Meridian, U.S. Survey:

Beginning at the Northwest Corner of Lot 214, Ski Haven Estates No. 2, a subdivision in Sandy City, Salt Lake County, Utah which is 114.34 feet South 0°08'12" West along the East line of said Quarter Section; 2.96 feet West; 51.81 feet North 46°53'49" West; 169.72 feet South 89°48'32" West; 630.88 feet North 87°49'44" West; 590.02 feet South 89°28'42" West and 624.73 feet South 0°00'22" West from the Northeast Corner of said Quarter Section; running thence North 89°58'18" East 120.00 feet along the North line and North line extended of said Lot 214 to a point 20.00 feet perpendicularly distant Easterly from the East line of said Ski Haven Estates No. 2; thence South 0°00'22" West 15.00 feet along a line being parallel to and 20.00 feet perpendicularly distant Easterly from said East line to the North line of the White City Water Company, Inc., Property; thence South 89°58'18" West 20.00 feet along said North line to the East line of Ski Haven Estates No. 2; thence South 0°00'22" West 70.00 feet along said East line of Ski Haven No. 2 to the North line of 9515 South Street; thence South 89°58'18" West 100.00 feet along said North line to the East line of Tramway Drive; thence North 0°00'22" East 85.00 feet along said East line to the point of beginning.

Contains 8,800 square feet

Note:

7' Utility and Drainage Easements each side of Property Line as indicated by dashed lines, except as otherwise shown.



Lot Line Adjustment Exhibit

**Lot 214 Amended
Ski Haven Estates No. 2**
Sandy City, Salt Lake County, Utah
A part of the Northeast 1/4 of Section 9,
T3S, R1E, SLB&M U.S. Survey

GREAT BASIN ENGINEERING NORTH
CONCRETE ENGINEERS AND SURVEYORS
3544 Lincoln Avenue, Ogden, Utah, 84401
P.O. Box 9307, Ogden, Utah, 84409
Ogden (801)204-4515 Salt Lake City (801)581-0822 Fax (801)204-7544

SCALE : 1" = 30'	DATE : 30 Apr, 1998	DRWG. NO.
DRAWN : MM	REVISIONS :	
SKHVES4Z	4 Aug, 1998	

Northeast Corner of Section 9, T3S, R1E, SLB&M U.S. Survey

East 1/4 Corner of Section 9, T3S, R1E, SLB&M U.S. Survey

Lot 402 Amended Ski Haven Estates No. 4

A part of the Northeast 1/4 of Section 9, T3S, R1E, SLB&M U.S. Survey
Sandy City, Salt Lake County, Utah

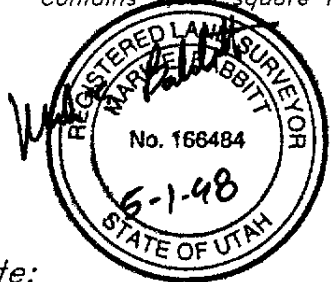
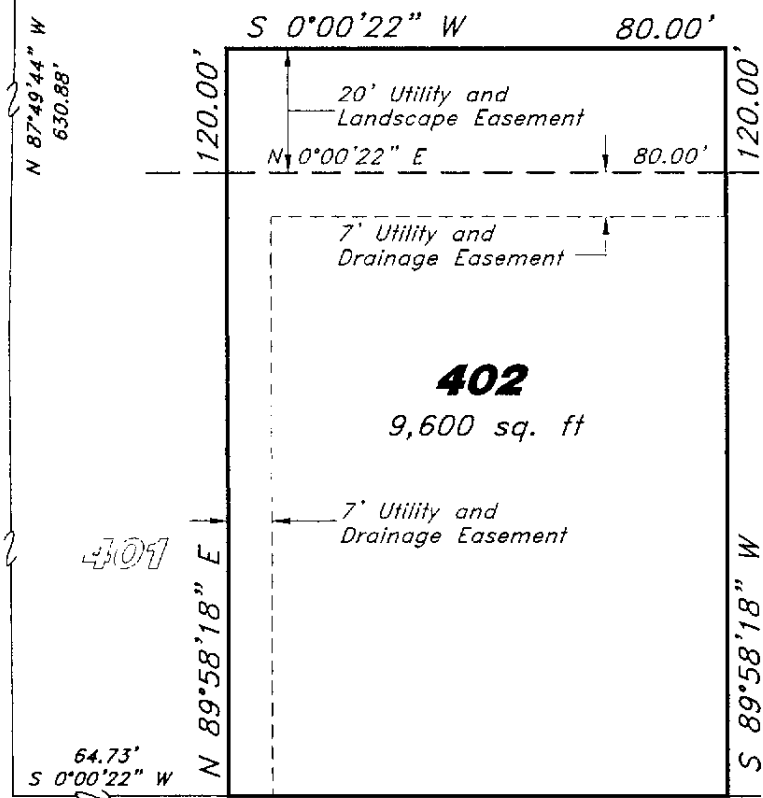
LITTLE COTTONWOOD CENTER
LOT 402 AMENDED
SKI HAVEN ESTATES NO. 4

A part of the Northeast Quarter of Section 9, Township 3 South, Range 1 East, Salt Lake Base and Meridian, U.S. Survey:

Beginning at the Northwest Corner of Lot 402, Ski Haven Estates No. 4, a subdivision in Sandy City, Salt Lake County, Utah which is 114.34 feet South 0°08'12" West along the East line of said Quarter Section; 2.96 feet West; 51.81 feet North 46°53'49" West; 169.72 feet South 89°48'32" West; 630.88 feet North 87°49'44" West; 590.02 feet South 89°28'42" West and 64.73 feet South 0°00'22" West from the Northeast Corner of said Quarter Section; running thence North 89°58'18" East 120.00 feet along the North line and North line extended of said Lot 402 to a point 20.00 feet perpendicularly distant Easterly from the East line of said Ski Haven Estates No. 4; thence South 0°00'22" West 80.00 feet along a line being parallel to and 20.00 feet perpendicularly distant Easterly from said East line to the extension of the South line of said Lot 402; thence South 89°58'18" West 120.00 feet along said South line extended and South line to the East line of Tramway Drive; thence North 0°00'22" East 80.00 feet along said East line to the point of beginning. Contains 9,600 square feet



Scale : 1" = 30'



Note:

7' Utility and Drainage Easements each side of Property Line as indicated by dashed lines, except as otherwise shown.



Lot Line Adjustment Exhibit		Lot 402 Amended Ski Haven Estates No. 4 Sandy City, Salt Lake County, Utah A part of the Northeast 1/4 of Section 9, T3S, R1E, SLB&M U.S. Survey	
		SCALE : 1" = 30' DATE : 30 Apr, 1998 DRAWN : MM REVISIONS : SKHVES4A	DRWG. NO. 1
GREAT BASIN ENGINEERING NORTH CONSULTING ENGINEERS AND SURVEYORS 3544 Lincoln Avenue, Ogden, Utah, 84401 P.O. Box 9307, Ogden, Utah, 84409 Ogden (801)384-4515 Salt Lake City (801)521-0222 Fax (801)382-7944			

BK8067PG0421

Lot 403 Amended Ski Haven Estates No. 4

A part of the Northeast 1/4 of Section 9, T3S, R1E, SLB&M U.S. Survey
Sandy City, Salt Lake County, Utah

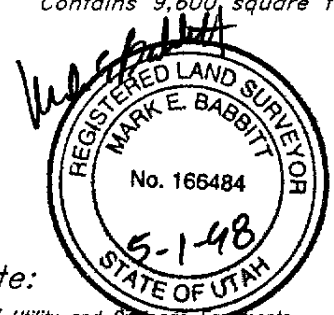
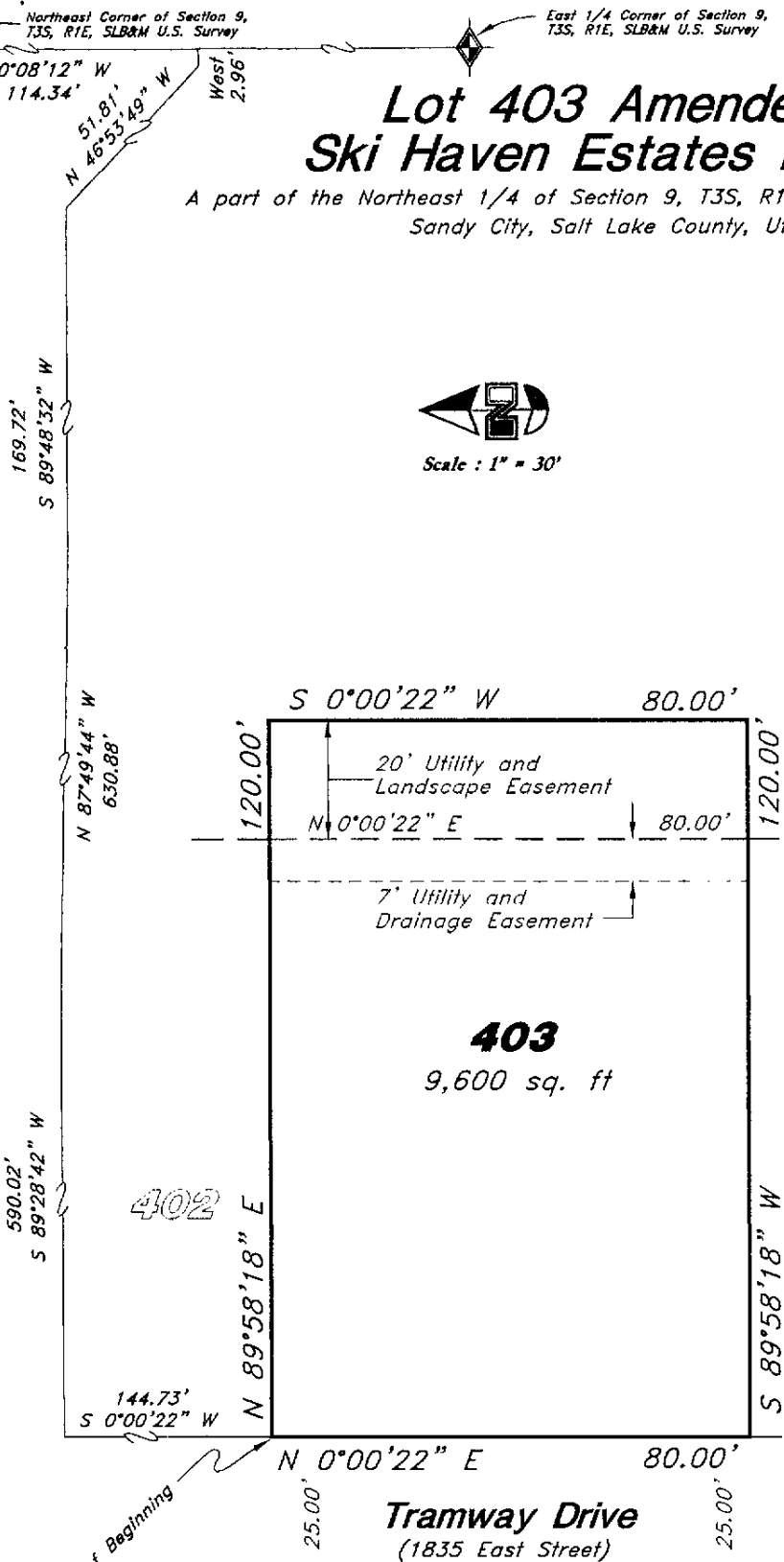
LITTLE COTTONWOOD CENTER
LOT 403 AMENDED
SKI HAVEN ESTATES NO. 4

A part of the Northeast Quarter of Section 9, Township 3 South, Range 1 East, Salt Lake Base and Meridian, U.S. Survey:

Beginning at the Northwest Corner of Lot 403, Ski Haven Estates No. 4, a subdivision in Sandy City, Salt Lake County, Utah which is 114.34 feet South 0°08'12" West along the East line of said Quarter Section; 2.96 feet West; 51.81 feet North 46°53'49" West; 169.72 feet South 89°48'32" West; 630.88 feet North 87°49'44" West; 590.02 feet South 89°28'42" West and 144.73 feet South 0°00'22" West from the Northeast Corner of said Quarter Section; running thence North 89°58'18" East 120.00 feet along the North line and North line extended of said Lot 403 to a point 20.00 feet perpendicularly distant Easterly from the East line of said Ski Haven Estates No. 4; thence South 0°00'22" West 80.00 feet along a line being parallel to and 20.00 feet perpendicularly distant Easterly from said East line to the extension of the South line of said Lot 403; thence South 89°58'18" West 120.00 feet along said South line extended and South line to the East line of Tramway Drive; thence North 0°00'22" East 80.00 feet along said East line to the point of beginning. Contains 9,600 square feet



Scale : 1" = 30'



Note:
7' Utility and Drainage Easements each side of Property Line as indicated by dashed lines, except as otherwise shown.



Lot Line Adjustment Exhibit		Lot 403 Amended Ski Haven Estates No. 4 Sandy City, Salt Lake County, Utah A part of the Northeast 1/4 of Section 9, T3S, R1E, SLB&M U.S. Survey	
<p>GREAT BASIN ENGINEERING NORTH CONSULTING ENGINEERS and SURVEYORS 3544 Lincoln Avenue, Ogden, Utah, 84401 P.O. Box 9307, Ogden, Utah, 84409 Ogden (801)384-4515 Salt Lake City (801)321-0222 Fax (801)392-7544</p>	SCALE : 1" = 30'	DATE : 30 Apr, 1998	DRWG. NO.
	DRAWN : MM	REVISIONS :	2
SKHVES4B			

BK8067PG0422

Lot 404 Amended Ski Haven Estates No. 4

A part of the Northeast 1/4 of Section 9, T3S, R1E, SLB&M U.S. Survey
Sandy City, Salt Lake County, Utah

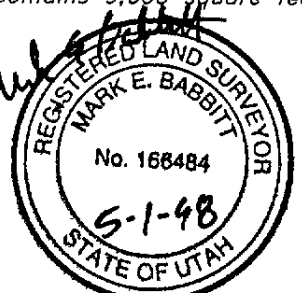
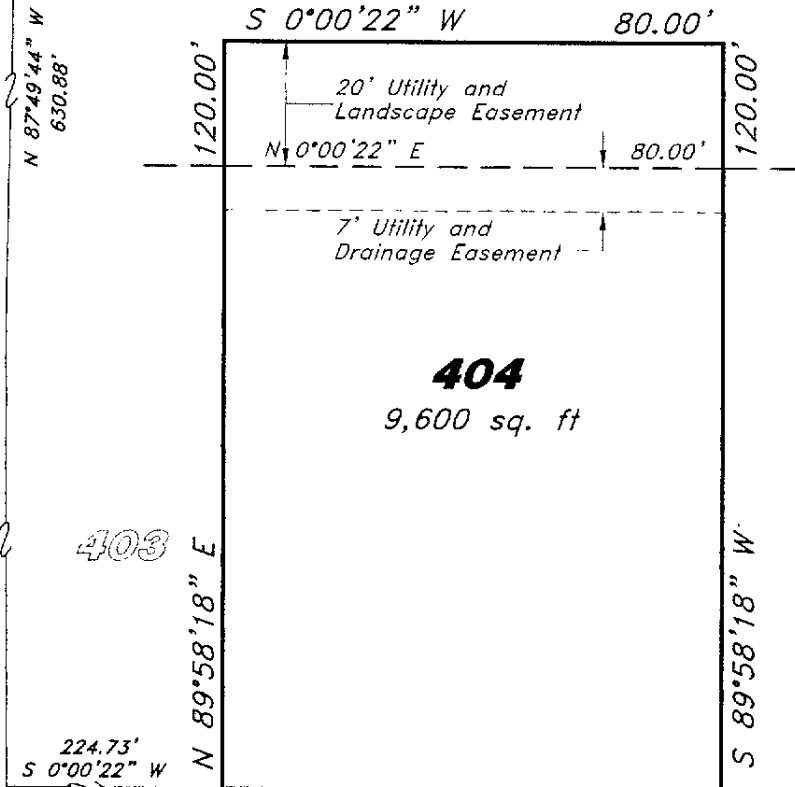
LITTLE COTTONWOOD CENTER
LOT 404 AMENDED
SKI HAVEN ESTATES NO. 4

A part of the Northeast Quarter of Section 9, Township 3 South, Range 1 East, Salt Lake Base and Meridian, U.S. Survey:

Beginning at the Northwest Corner of Lot 404, Ski Haven Estates No. 4, a subdivision in Sandy City, Salt Lake County, Utah which is 114.34 feet South 0°08'12" West along the East line of said Quarter Section; 2.96 feet West; 51.81 feet North 46°53'49" West; 169.72 feet South 89°48'32" West; 630.88 feet North 87°49'44" West; 590.02 feet South 89°28'42" West and 224.73 feet South 0°00'22" West from the Northeast Corner of said Quarter Section; running thence North 89°58'18" East 120.00 feet along the North line and North line extended of said Lot 404 to a point 20.00 feet perpendicularly distant Easterly from the East line of said Ski Haven Estates No. 4; thence South 0°00'22" West 80.00 feet along a line being parallel to and 20.00 feet perpendicularly distant Easterly from said East line to the extension of the South line of said Lot 404; thence South 89°58'18" West 120.00 feet along said South line extended and South line to the East line of Tramway Drive; thence North 0°00'22" East 80.00 feet along said East line to the point of beginning. Contains 9,600 square feet



Scale : 1" = 30'



Note:
7' Utility and Drainage Easements each side of Property Line as indicated by dashed lines, except as otherwise shown.

Lot Line Adjustment Exhibit

Lot 404 Amended
Ski Haven Estates No. 4
Sandy City, Salt Lake County, Utah
A part of the Northeast 1/4 of Section 9, T3S, R1E, SLB&M U.S. Survey

GREAT BASIN ENGINEERING NORTH
CONSULTING ENGINEERS and SURVEYORS
3544 Lincoln Avenue, Ogden, Utah, 84401
P.O. Box 9307, Ogden, Utah, 84409
Ogden (801)204-4615 Salt Lake City (801)221-9222 Fax (801)202-7544

SCALE : 1" = 30'	DATE : 30 Apr, 1998	DRWG. NO.
DRAWN : MM	REVISIONS :	3
SKHVES4C		



BK8067PG0423

Northeast Corner of Section 9,
T3S, R1E, SLB&M U.S. Survey

East 1/4 Corner of Section 9,
T3S, R1E, SLB&M U.S. Survey

Lot 405 Amended Ski Haven Estates No. 4

A part of the Northeast 1/4 of Section 9, T3S, R1E, SLB&M U.S. Survey
Sandy City, Salt Lake County, Utah

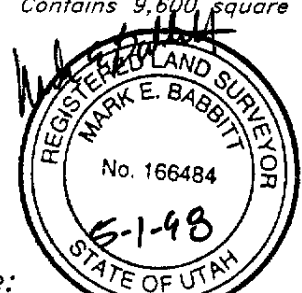
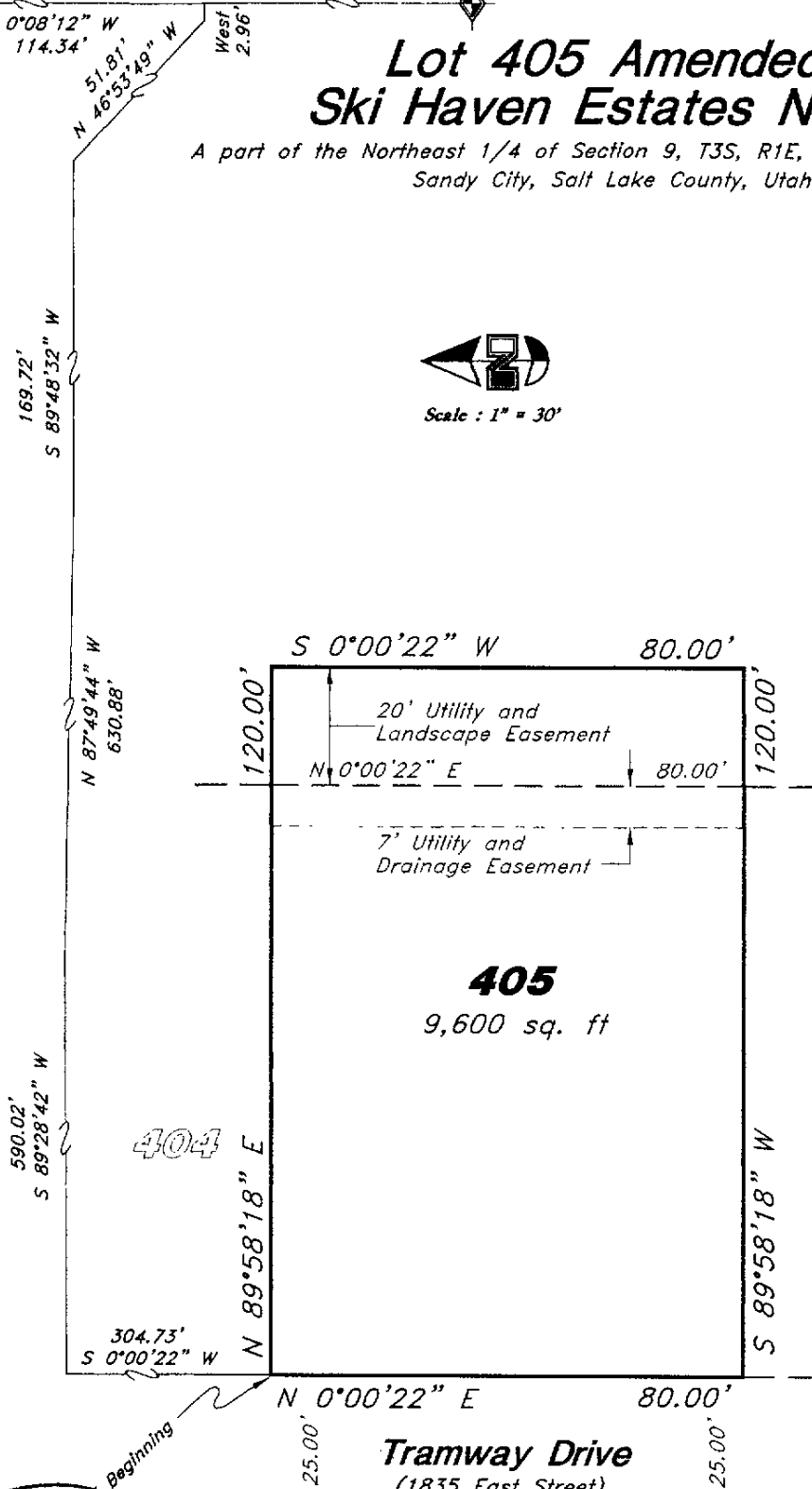
LITTLE COTTONWOOD CENTER
LOT 405 AMENDED
SKI HAVEN ESTATES NO. 4

A part of the Northeast Quarter
of Section 9, Township 3 South, Range
1 East, Salt Lake Base and Meridian,
U.S. Survey:

Beginning at the Northwest Corner
of Lot 405, Ski Haven Estates No. 4, a
subdivision in Sandy City, Salt Lake
County, Utah which is 114.34 feet
South 0°08'12" West along the East line
of said Quarter Section; 2.96 feet West;
51.81 feet North 46°53'49" West;
169.72 feet South 89°48'32" West;
630.88 feet North 87°49'44" West;
590.02 feet South 89°28'42" West and
304.73 feet South 0°00'22" West from
the Northeast Corner of said Quarter
Section; running thence
North 89°58'18" East 120.00 feet along
the North line and North line extended
of said Lot 405 to a point 20.00 feet
perpendicularly distant Easterly from the
East line of said Ski Haven Estates
No. 4; thence South 0°00'22" West
80.00 feet along a line being parallel
to and 20.00 feet perpendicularly
distant Easterly from said East line to
the extension of the South line of said
Lot 405; thence South 89°58'18" West
120.00 feet along said South line
extended and South line to the East
line of Tramway Drive; thence
North 0°00'22" East 80.00 feet along
said East line to the point of beginning.
Contains 9,600 square feet

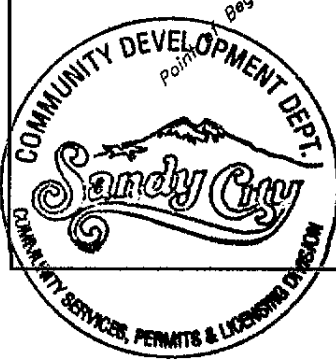


Scale : 1" = 30'



Note:

7' Utility and Drainage Easements
each side of Property Line as indicated
by dashed lines, except as otherwise shown.



<h2>Lot Line Adjustment Exhibit</h2>		Lot 405 Amended Ski Haven Estates No. 4 Sandy City, Salt Lake County, Utah A part of the Northeast 1/4 of Section 9, T3S, R1E, SLB&M U.S. Survey	
		SCALE : 1" = 30' DATE : 30 Apr, 1998 DRAWING NO. : SKHVES4D	REVISIONS : 4
GREAT BASIN ENGINEERING NORTH CONSULTING ENGINEERS and SURVEYORS 3344 Lincoln Avenue, Ogden, Utah, 84401 P.O. Box 9307, Ogden, Utah, 84409 Ogden (801)204-4515 Salt Lake City (801)251-0222 Fax (801)204-7544			

BK 8067 PG 0424

Lot 406 Amended Ski Haven Estates No. 4

A part of the Northeast 1/4 of Section 9, T3S, R1E, SLB&M U.S. Survey
Sandy City, Salt Lake County, Utah

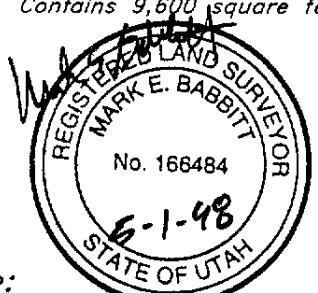
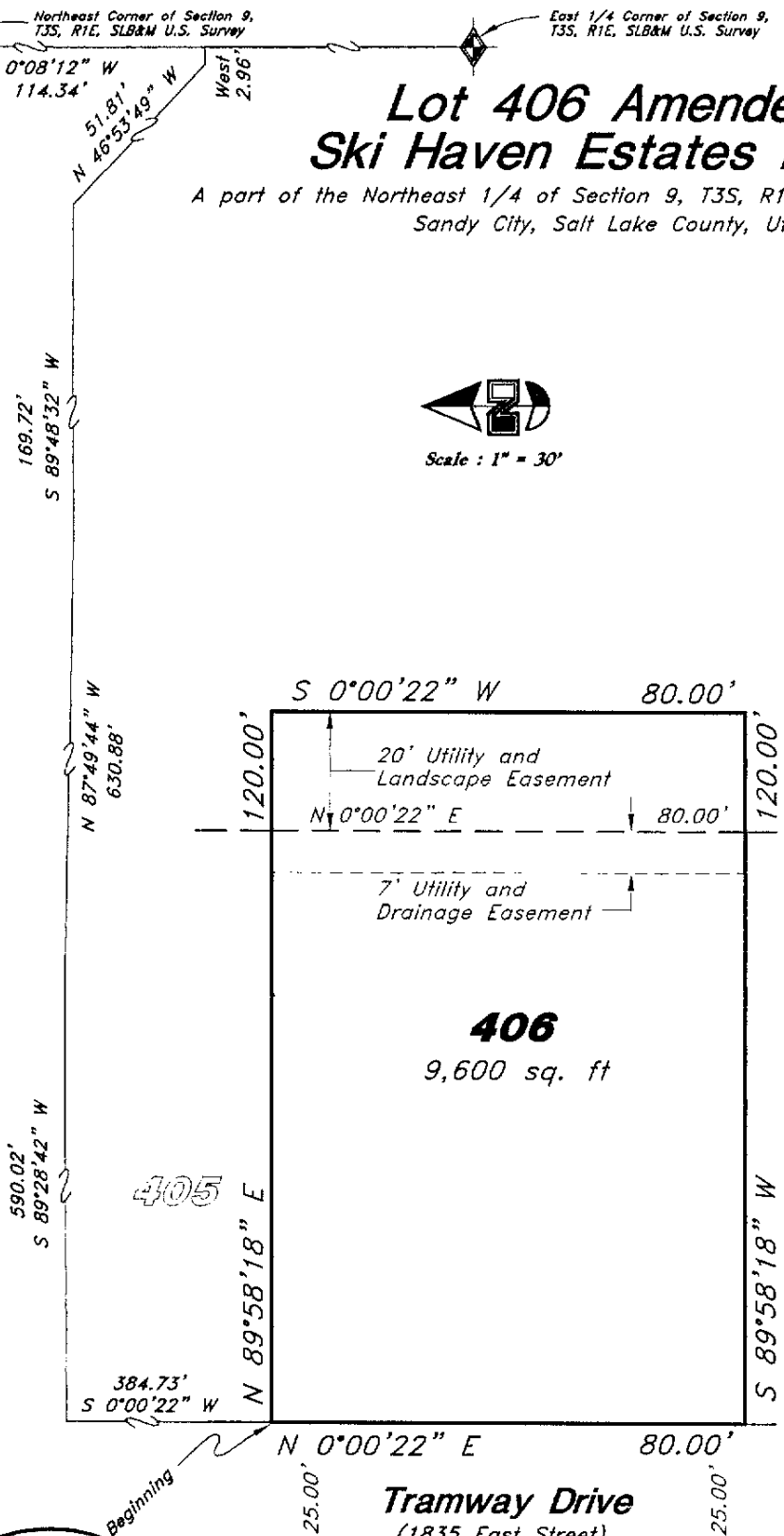
LITTLE COTTONWOOD CENTER
LOT 406 AMENDED
SKI HAVEN ESTATES NO. 4

A part of the Northeast Quarter of Section 9, Township 3 South, Range 1 East, Salt Lake Base and Meridian, U.S. Survey;

Beginning at the Northwest Corner of Lot 406, Ski Haven Estates No. 4, a subdivision in Sandy City, Salt Lake County, Utah which is 114.34 feet South 0°08'12" West along the East line of said Quarter Section; 2.96 feet West; 51.81 feet North 46°53'49" West; 169.72 feet South 89°48'32" West; 630.88 feet North 87°49'44" West; 590.02 feet South 89°28'42" West and 384.73 feet South 0°00'22" West from the Northeast Corner of said Quarter Section; running thence North 89°58'18" East 120.00 feet along the North line and North line extended of said Lot 406 to a point 20.00 feet perpendicularly distant Easterly from the East line of said Ski Haven Estates No. 4; thence South 0°00'22" West 80.00 feet along a line being parallel to and 20.00 feet perpendicularly distant Easterly from said East line to the extension of the South line of said Lot 406; thence South 89°58'18" West 120.00 feet along said South line extended and South line to the East line of Tramway Drive; thence North 0°00'22" East 80.00 feet along said East line to the point of beginning.
Contains 9,600 square feet



Scale : 1" = 30'



Note:
7' Utility and Drainage Easements each side of Property Line as indicated by dashed lines, except as otherwise shown.



Lot Line Adjustment Exhibit		Lot 406 Amended Ski Haven Estates No. 4 Sandy City, Salt Lake County, Utah A part of the Northeast 1/4 of Section 9, T3S, R1E, SLB&M U.S. Survey	
		SCALE : 1" = 30' DATE : 30 Apr, 1998 DRAWING NO.	DRWG. NO. 5
GREAT BASIN ENGINEERING NORTH CONSULTING ENGINEERS and SURVEYORS 3544 Lincoln Avenue, Ogden, Utah, 84401 P.O. Box 9307, Ogden, Utah, 84409 Ogden (801)284-4515 Salt Lake City (801)521-0222 Fax (801)284-7244		DRAWN : MM REVISIONS :	SKHVES4E

BK8067PG0425

Lot 407 Amended Ski Haven Estates No. 4

A part of the Northeast 1/4 of Section 9, T3S, R1E, SLB&M U.S. Survey
Sandy City, Salt Lake County, Utah

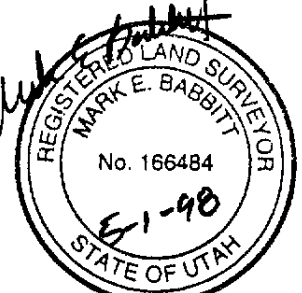
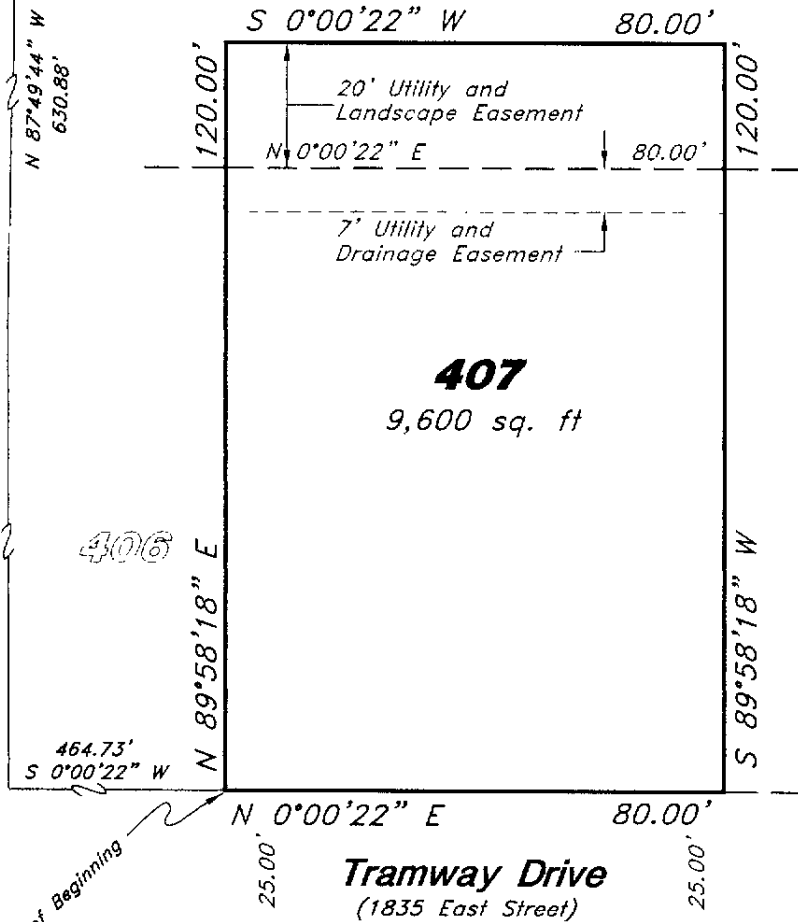
LITTLE COTTONWOOD CENTER
LOT 407 AMENDED
SKI HAVEN ESTATES NO. 4

A part of the Northeast Quarter of Section 9, Township 3 South, Range 1 East, Salt Lake Base and Meridian, U.S. Survey:

Beginning at the Northwest Corner of Lot 407, Ski Haven Estates No. 4, a subdivision in Sandy City, Salt Lake County, Utah which is 114.34 feet South 0°08'12" West along the East line of said Quarter Section; 2.96 feet West; 51.81 feet North 46°53'49" West; 169.72 feet South 89°48'32" West; 630.88 feet North 87°49'44" West; 590.02 feet South 89°28'42" West and 464.73 feet South 0°00'22" West from the Northeast Corner of said Quarter Section; running thence North 89°58'18" East 120.00 feet along the North line and North line extended of said Lot 407 to a point 20.00 feet perpendicularly distant Easterly from the East line of said Ski Haven Estates No. 4; thence South 0°00'22" West 80.00 feet along a line being parallel to and 20.00 feet perpendicularly distant Easterly from said East line to the extension of the South line of said Lot 407; thence South 89°58'18" West 120.00 feet along said South line extended and South line to the East line of Tramway Drive; thence North 0°00'22" East 80.00 feet along said East line to the point of beginning.
Contains 9,600 square feet



Scale : 1" = 30'



Note:

7' Utility and Drainage Easements each side of Property Line as Indicated by dashed lines, except as otherwise shown.

Lot Line Adjustment Exhibit

Lot 407 Amended
Ski Haven Estates No. 4
Sandy City, Salt Lake County, Utah
A part of the Northeast 1/4 of Section 9,
T3S, R1E, SLB&M U.S. Survey

GREAT BASIN ENGINEERING NORTH
CONSULTING ENGINEERS AND SURVEYORS
3344 Lincoln Avenue, Ogden, Utah, 84401
P.O. Box 9307, Ogden, Utah, 84409
Ogden (801)384-4515 Salt Lake City (801)221-0222 Fax (801)382-7544

SCALE : 1" = 30'

DATE : 30 Apr, 1998

DRWG. NO.

DRAWN : MM

REVISIONS :

SKHVES4F

6



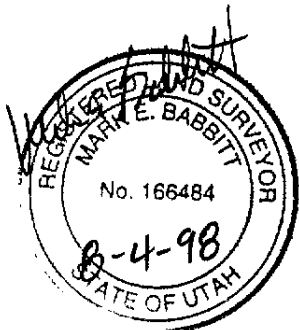
BK8067PG0426

Northeast Corner of Section 9,
T3S, R1E, SLB&M U.S. Survey

East 1/4 Corner of Section 9,
T3S, R1E, SLB&M U.S. Survey

Lot 408 Amended Ski Haven Estates No. 4

A part of the Northeast 1/4 of Section 9, T3S, R1E, SLB&M U.S. Survey
Sandy City, Salt Lake County, Utah



Scale : 1" = 30'

LITTLE COTTONWOOD CENTER
LOT 408 AMENDED
SKI HAVEN ESTATES NO. 4

A part of the Northeast Quarter
of Section 9, Township 3 South, Range
1 East, Salt Lake Base and Meridian,
U.S. Survey:

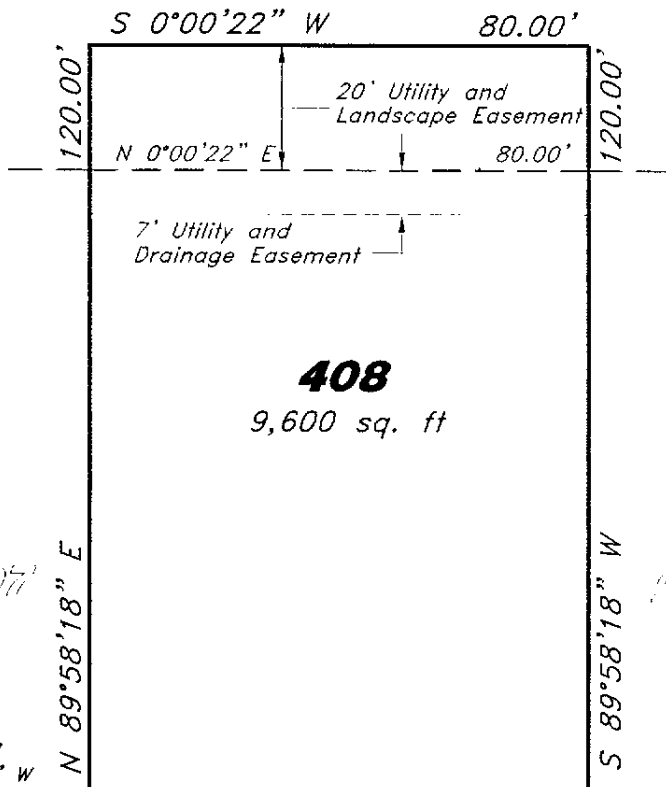
Beginning at the Northwest Corner
of Lot 408, Ski Haven Estates No. 4, a
subdivision in Sandy City, Salt Lake
County, Utah which is 114.34 feet
South 0°08'12" West along the East line
of said Quarter Section; 2.96 feet West;
51.81 feet North 46°53'49" West;
169.72 feet South 89°48'32" West;
630.88 feet North 87°49'44" West;
590.02 feet South 89°28'42" West and
544.73 feet South 0°00'22" West from
the Northeast Corner of said Quarter
Section; running thence
North 89°58'18" East 120.00 feet along
the North line and North line extended
of said Lot 408 to a point 20.00 feet
perpendicularly distant Easterly from the
East line of said Ski Haven Estates
No. 4; thence South 0°00'22" West
80.00 feet along a line being parallel
to and 20.00 feet perpendicularly
distant Easterly from said East line to
the South line extended of said Lot
408; thence South 89°58'18" West
120.00 feet along said South line
extended and South line to the East
line of Tramway Drive; thence
North 0°00'22" East 80.00 feet along
said East line to the point of beginning.

Contains 9,600 square feet

Note:

7' Utility and Drainage Easements
each side of Property Line as indicated
by dashed lines, except as otherwise shown.

S 0°08'12" W 114.34'
N 46°53'49" W 51.81'
West 2.96'
S 89°48'32" W 169.72'
N 87°49'44" W 630.88'
S 89°28'42" W 590.02'
S 0°00'22" W 544.73'



N 0°00'22" E 80.00'
Tramway Drive
(1835 East Street)
25.00' 25.00'

Lot Line Adjustment Exhibit

Lot 408 Amended
Ski Haven Estates No. 4
Sandy City, Salt Lake County, Utah
A part of the Northeast 1/4 of Section 9,
T3S, R1E, SLB&M U.S. Survey

GREAT BASIN ENGINEERING NORTH
CONSULTING ENGINEERS AND SURVEYORS
3544 Lincoln Avenue, Ogden, Utah, 84401
P.O. Box 9307, Ogden, Utah, 84409
Ogden (801)304-4515 Salt Lake City (801)521-0222 Fax (801)308-7544

SCALE : 1" = 30'
DATE : 30 Apr, 1998
DRAWN : MM
REVISIONS : 4 Aug, 1998
SKHVES4G

DRWG. NO. 27

BK 8067PG0427