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SALT LAKE CITY CORPORATION
BOARD OF ADJUSTMENT
451 SOUTH STATE STREET, ROOM 406
SALT LAKE CITY, UTAH 84111

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10/17/2001 10:38 AM NO FEE
Book - 0512 Pg - 4297
GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
SL CITY PLANNING
BY: KLB, DEPUTY - MA 1 P.

Parcel Number: 16-07-130-016

ABSTRACT OF FINDINGS AND ORDER

I, Deborah Martin, being duly sworn, deposed and say that I am the Secretary for the Salt Lake City Board of Adjustment, and that on the 20th day of August, 2001, case number 2612-B by Kyoko Bannai (Applicant) was heard by the Board. The Applicant requested for the property at 702 South 300 East a determination regarding the expansion of an existing non-conforming use to allow a covered outdoor dining area in an RMF-35 Zone. (Section 21A.06.040(B.4) and (Chapter 21A.38)

The legal description of the property being as follows:

COM AT NE COR LOT 8 BLK 18 PLAT A SLC SUR W 5 RDS S 7.5 RDS E 5 RDS N 7.5 RDS TO BEG

It was moved, seconded and passed to grant the expansion of the existing nonconforming use to allow a covered outdoor dining area because:

1. The proposed expansion of 500 square feet to the existing nonconforming use will not increase the parking requirement of 12 hardsurfaced parking stalls and therefore is an allowed expansion. The expansion being a patio cover over the existing outdoor dining area.
2. The proposed outdoor dining area will not affect the principle use of the structure as a take-out market.
3. The proposed use will not negatively affect the neighborhood and the spirit of the Zoning Ordinance will be upheld.

The expansion is granted subject to:

1. No outdoor or live music is allowed in the outdoor dining area unless the decibel level is in conformance with the Salt Lake City noise control ordinance.
2. No further expansion to the existing nonconforming use is allowed under the current zoning classification.

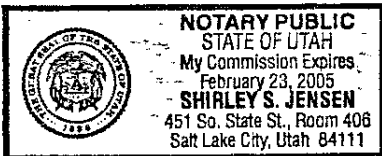
IF REQUIRED PERMITS ARE NOT OBTAINED WITHIN 6 MONTHS OF August 20, 2001, THIS ORDER SHALL BE NULL AND VOID.

Deborah Martin
Deborah Martin, Secretary

State of Utah)
)SS
County of Salt Lake)

The foregoing instrument was acknowledged before me this 16th day of October, 2001, by Deborah Martin, Secretary to the Board of Adjustment.

Shirley S. Jensen
NOTARY PUBLIC, residing in Salt Lake County, Utah



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