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# Community Development Department

TOM DOLAN  
MAYOR

BYRON JORGENSEN  
CHIEF ADMINISTRATIVE OFFICER

MICHAEL G. COULAM  
DIRECTOR

## NOTICE OF LOT LINE ADJUSTMENT

8076849

Date: April 17, 2001

RE: Lot Line Adjustment between Parcels 27-13-476-027 (portion of), 27-13-476-028, 27-13-476-038, 27-13-476-039 (portion of), 27-13-476-040 (portion of) of the Utah Auto Mall, Phase I Subdivision.

The Sandy City Community Development Department staff has reviewed the attached proposal for a lot line adjustment between **Parcels 27-13-476-027 (portion of), 27-13-476-028, 27-13-476-038, 27-13-476-039 (portion of), 27-13-476-040 (portion of) of the Utah Auto Mall, Phase I Subdivision.** The lot line adjustment will allow for one large parcel which is occupied by a Larry H. Miller Dodge dealership. 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:

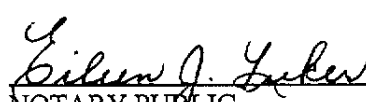
  
 \_\_\_\_\_  
 Michael G. Coulam, Director  
 Community Development Department

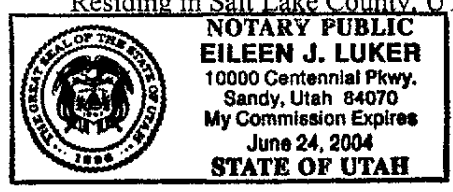
### PERSONAL ACKNOWLEDGMENT

STATE OF UTAH     )  
                              : SS  
County of Salt Lake    )

On this 17<sup>th</sup> day of April, 2001, personally appeared before me Michael G. Coulam who, being by me duly sworn, acknowledged to me that ~~he~~ executed the foregoing agreement.

My Commission Expires:  
6-24-2004

  
 \_\_\_\_\_  
 NOTARY PUBLIC  
 Residing in Salt Lake County, UT

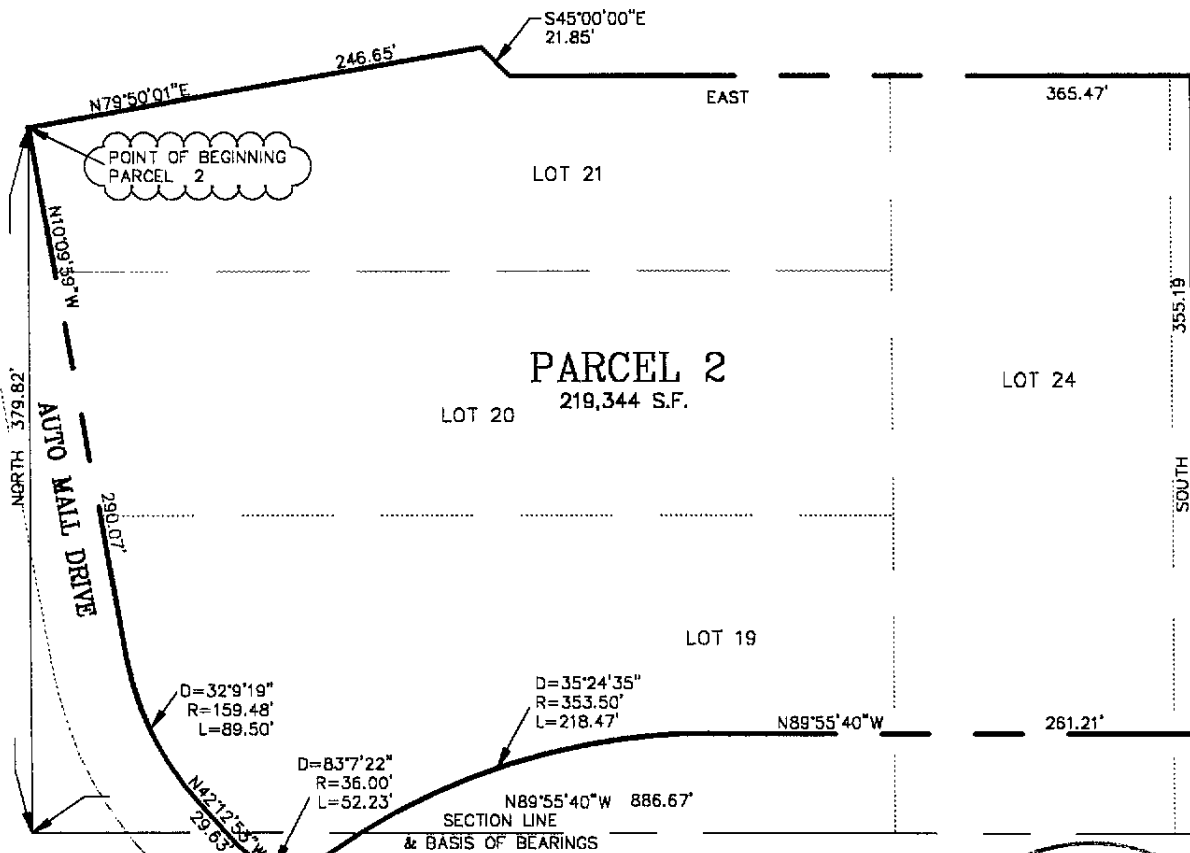


E-mail: Sandypo.plan@state.ut.us

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

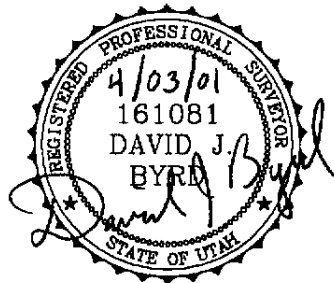
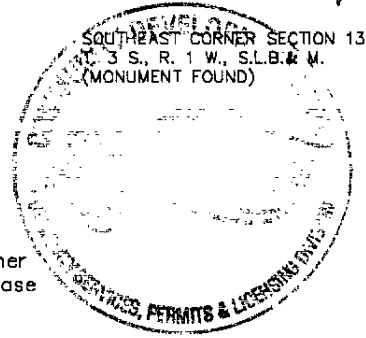
F-54630

BK8534PG2035



### Parcel "2" Boundary Description Dodge Building

Beginning at a point on the East line of Auto Mall Drive, said point being N 89°55'40" W 886.67 feet along the Section Line and North 379.82 feet from the Southeast Corner of Section 13, Township 3 South, Range 1 West, Salt Lake Base and Meridian and running thence N 79°50'01" E 246.65 feet; thence S 45°00'00" E 21.85 feet; thence East 365.47 feet; thence South 355.19 feet to the North line of 11000 South Street; thence along said North line the following (2) courses N 89°55'40" W 261.21 feet to a point on a 353.50 foot radius curve to the left (radius bears S 00°04'20" W) and along the arc of said curve 218.47 feet to a point on a 36.00 foot radius curve to the right, (radius bears N 35°20'15" W); thence along the arc of said curve 52.23 feet to a point on the East line of Auto Mall Drive; thence along said East line the following (3) courses, N 42°12'53" W 29.63 feet to a point on a 159.48 foot radius curve to the right, (radius bears N 47°43'54" E), along the arc of said curve 89.50 feet and N 10°09'59" W 290.07 feet to the point of beginning.



Scale 1" = 100'

Property Contains 219,344 Sq.Ft.  
5.035 Acres

**Byrd & Associates LLC**  
Engineers & Land Surveyors

505 South Main  
Bountiful, Utah 84010  
Phone (801)-292-0400  
Fax (801)-292-8218  
**BK 8534 PG 2036**

8076849  
11/30/2001 02:45 PM 14.00  
Book - 8534 Pg - 2035-2037  
GARY W. OTT  
RECORDER, SALT LAKE COUNTY, UTAH  
FOUNDERS TITLE  
BY: KLB, DEPUTY - WI 3 P.

8076849 Pg 2037