



ENT 117092:2018 PG 1 of 2
JEFFERY SMITH
UTAH COUNTY RECORDER
2018 Dec 11 2:39 pm FEE 0.00 BY BA
RECORDED FOR PROVO CITY CORPORATION

NOTICE OF OCCUPANCY RESTRICTION WHERE RESIDENTIAL STRUCTURES HAVE SECOND KITCHENS

NEW CONSTRUCTION

All prospective, current, and future owners, and heirs to the property identified below, are hereby notified that the residence is permitted the use of an additional kitchen, so long as its use complies with the conditions specified in Section 14.34.440 of the Provo City Zoning Ordinance. Only one family residential structures located in an RA (Residential Agricultural), A1 (Agricultural), R1 (One Family Residential) or RC (Residential Conservation) Zone, including a Performance Development Overlay (PD) zone used in combination with these zones, are permitted additional kitchens. The property is described as follows:

Address: 1637 S. 730 W. Provo, UT 84601

In Lot 265, Plat D, in the Osprey Point Subdivision Provo City, Utah, or as otherwise described legally as follows:

Utah County Parcel No 484790265 with 0.197 (Acre or Percentage thereof).

The property is located in the R1.8 Zone, and _____ Grid.

The residence located at the above referenced address shall have only one front entrance, one address, and one electric meter. In accordance with the provisions allowing for an additional kitchen, neither this document nor the existence of an additional kitchen shall be interpreted as allowing for, or permitting, any form of accessory apartment or second living unit at this location. In those residences with an additional kitchen, both present and future owners of the property must limit use of the one family residence to a family only.

BUILDING PERMIT # _____ was issued to document the code compliance of the additional kitchen. An inspection was performed to confirm the counter electric outlets were GFCI protected and the sink was properly plumbed.

Community Development Approval by

Date 12/10/18

TO BE COMPLETED BY THE OWNER

I/We, Brent Albrecht, as owner(s) of the subject property, declare this 9th day of December, 20 18, that I/We understand the requirements for the creation/existence of an additional kitchen in the dwelling unit identified above. In accordance with these requirements, I/We declare that I/We will in no way attempt to modify the existing dwelling unit in order to create an accessory apartment or a second living unit. Further, I/We agree that I/We shall allow Provo City staff to make an inspection of the subject home within reasonable hours, in order to determine compliance with the Provo City Ordinance regarding additional kitchen(s) in one-family dwelling units.

Current Mailing Address: 15625 NE 106th Way

City Redmond State WA Zip 98052

