



14455346 B: 11612 P: 789 Total Pages: 2
 10/27/2025 12:57 PM By: aallen Fees: \$0.00
 Rashele Hobbs, Recorder, Salt Lake County, Utah
 Return To: HERRIMAN CITY
 5355 W HERRIMAN MAIN ST HERRIMAN, UT 84096



CERTIFICATE OF NOTICE

I/We, Jeremy Stout & Samantha Green, as owner(s) of the subject property located at 7054 W Hazel Oak Ct., Herriman, UT 84096, declare this 22nd day of August, 2025, 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 secondary unit.

Signed:*

Date: 08/22/2025

Signed:*

Date: 8/22/25

(*Not required for recording)

- POOR COPY -
CO. RECORDER

I, Clinton Spencer/ ~~or~~ Michael Maloy, Planning Manager/ Director of the City of Herriman, do hereby certify that the following described use is designated as a single-family home with a second kitchen only. The use of the second kitchen may exist so long as its use complies with the conditions set forth in this document.

Street Address: 7054 W Hazel Oak Ct., Herriman, UT 84096

Land Use: Single family home with a 2nd Kitchen

Land Serial #: 2634352014

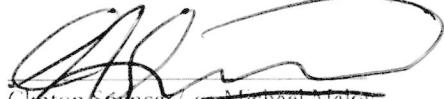
Legal Description: LOT 218, HIDDEN OAKS PUD 20 PH1 SUB

Building Permit: 251133

Conditions for Approval of a Second Kitchen, Kitchenette or Wet-bar:

1. The residence shall be considered a single-family residence and not as two separate dwelling units and have only one front entrance.
2. The residence shall have only one address.
3. An interior access shall be maintained to all parts of the residence to assure that a secondary unit or apartment is not created. No keyed or dead bolt locks or any other manner of restricting access from the second kitchen to the rest of the residence will be permitted.
4. The residence shall have no more than one electrical meter.

5. The residence shall have no more than one water, and one sewer hookup.
6. If the property owner or future owner(s) requests to apply for an owner occupied secondary unit and approval is granted the limitations of the second kitchen agreement shall be null and void.
7. Construction of any kitchen will be required to comply with International Building Code standards.



Clinton Spencer/ or Michael Maloy,
Manager/ Director, Planning Department

STATE OF UTAH)

SS:

COUNTY OF SALT LAKE)

On this, the 7 day of October, 2025, personally appeared before me, Clinton Spencer/ or Michael Maloy, Manager/Director, Planning Department of Herriman City, who acknowledged that he signed the above certificate.



Kathleen White
Notary Public