



W2577434

E# 2577434 PG 1 OF 2
ERNEST D ROWLEY, WEBER COUNTY RECORDER
21-MAY-12 3:13 PM FEE \$0.00 DEP JKC
REC FOR: OGDEN CITY



Noncomplying Structure Certificate

Land Serial #: 01-035-0007, 01-035-0008, 01-035-0055, 01-035-0019 and 01-035-0018

Property Description: 01-035-0007: PART OF LOT 1, BLOCK 41, PLAT A, OGDEN CITY SURVEY, WEBER COUNTY, UTAH: BEGINNING AT A POINT 4 RODS EAST OF THE SOUTHWEST CORNER OF SAID LOT 1 AND RUNNING THENCE EAST 41 FEET; THENCE NORTH 8 RODS; THENCE WEST 41 FEET; THENCE SOUTH 8 RODS TO THE PLACE OF BEGINNING.

01-035-0008: PART OF LOT 1, BLOCK 41, PLAT A, OGDEN CITY SURVEY, WEBER COUNTY, UTAH: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 1, AND RUNNING THENCE NORTH 8 RODS; THENCE EAST 4 RODS; THENCE SOUTH 8 RODS; THENCE WEST 4 RODS TO THE PLACE OF BEGINNING.

01-035-0055: PART OF LOT 10, BLOCK 41, PLAT A, OGDEN CITY SURVEY, WEBER COUNTY, UTAH: BEGINNING AT A POINT 150 FEET WEST OF THE NORTHEAST CORNER OF SAID LOT 10; THENCE WEST 180 FEET; THENCE SOUTH 132 FEET; THENCE EAST 180 FEET; THENCE NORTH 132 FEET TO THE PLACE OF BEGINNING.

01-035-0019: PART OF LOT 3, BLOCK 41, PLAT A, OGDEN CITY SURVEY, WEBER COUNTY, UTAH: BEGINNING AT THE SOUTHWEST CORNER OF LOT 3, AND RUNNING THENCE NORTH 132 FEET TO NORTH LINE OF LOT 3; THENCE WEST 42.5 FEET; THENCE SOUTH 132 FEET TO THE SOUTHLINE OF LOT 3; THENCE EAST 42.5 FEET TO THE PLACE OF BEGINNING. TOGETHER WITH A RIGHT-OF-WAY AS FOLLOWS: BEGINNING AT A POINT 37.5 FEET WEST FROM THE SOUTHWEST CORNER OF LOT 2; THENCE NORTH 264 FEET; THENCE WEST 10 FEET; THENCE SOUTH 264 FEET; THENCE EAST 10 FEET TO THE PLACE OF BEGINNING.

01-035-0018: PART OF LOT 3, BLOCK 41, PLAT A, OGDEN CITY SURVEY, WEBER COUNTY, UTAH: BEGINNING AT A POINT 82.5 FEET WEST AND 165 FEET NORTH OF THE SOUTHWEST CORNER OF LOT 2, AND RUNNING THENCE EAST 40 FEET; THENCE NORTH 99 FEET; THENCE WEST 40 FEET; THENCE SOUTH 99 FEET TO THE PLACE OF BEGINNING. TOGETHER WITH A RIGHT OF WAY AS FOLLOWS BEGINNING AT A POINT 37.5 FEET WEST FROM THE SOUTHWEST CORNER OF LOT 2; THENCE NORTH 264 FEET; THENCE WEST 10 FEET; THENCE SOUTH 264 FEET THENCE EAST 10 FEET TO THE PLACE OF BEGINNING.

This is to certify that Ogden City acknowledges the **non-complying structures at 556 23rd Street**. The zone allows for a group dwelling with 28 units (3 unit building, 4 unit building and 19 unit building), however, the non-complying conditions of the structure are the following:


The non-complying structure is limited to:

- 28 units on 1.08 acres more or less, where 2.35 acres is required,
- 38 parking stalls where 56 legal parking stalls are required,

THE RIGHT OF THE NON-COMPLYING STRUCTURE SHALL BE LOST IF THE STRUCTURE IS VOLUNTARILY REMOVED OR DEMOLISHED.

In the event that the structure is involuntarily damaged or destroyed by natural disaster or calamity, it may be rebuilt, provided the restoration is started within a period of one year from the damage and is diligently pursued to completion, and the non-complying conditions are not increased.

This non-complying structure shall not be added to, nor enlarged in any manner, except by permit of Ogden City

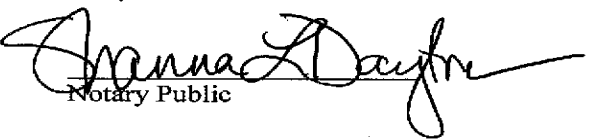

Alene Evans
Supervisor, Code Enforcement


Rick Grover
Acting Manager, Planning Division

State of Utah)
 : SS
County of Weber)

On this, the 18th day of May, 2012, personally appeared before me, Alene Evans, Supervisor of Code Enforcement and Rick Grover, Acting Manager of the Planning Division of the Community and Economic Development Department of Ogden City, Utah who acknowledged that they signed the above certificate on behalf of said City and that the statements contained therein are true




Notary Public