

3119377

Recorded JUN 7 1978 at 8:00 A m.
Request of SALT LAKE CITY Board of Adj.
KATIE L. DIXON, Recorder
Salt Lake County, Utah
\$ No Fee By Scott Duckworth Deputy
REF. Room 414 Bldg.

ABSTRACT OF FINDINGS AND ORDER

I, Mildred G. Snider, being first duly sworn, depose and say that I am the Secretary of the Salt Lake City Board of Adjustment, and that on the 1st day of May, 1978, Case No. 7698 by the Sugar House Post #3586 Veterans of Foreign Wars of the U. S. by Bruce H. Anderson, trustee, was heard by the Board. The applicant requested a special exception to the ordinance on the property at 1256-1282 Zenith Avenue to permit a parking lot which requires Board of Adjustment approval in a Residential "R-2" District, the legal description of said property being as follows:

Beginning at a point on the South line of Zenith Avenue 244.74 feet West and 559.2 feet North from the Southeast corner of Lot 13, Block 27, Ten Acre Plat "A", Big Field Survey, and running thence East along the South line of Zenith Avenue 250.26 feet; thence South 60.0 feet; thence West 250.26 feet; thence North 60.0 feet to the point of beginning.

Together with current general taxes, easements, restrictions and rights of way of record or enforceable in law or equity.

Commencing at a point 442.1 feet North and 194.74 feet West from the Southeast corner of Lot 13, Block 27, Ten Acre Plat "A", Big Field Survey and running thence North 57.1 feet and thence West 50 feet; thence South 57.1 feet; thence East 50 feet to the point of beginning.

Subject to: All easements, rights of way and restrictions which are a matter of record or equity in law.

Commencing at a point 442.10 feet North and 144.74 feet West from the Southeast corner of Lot 13, Block 27, Ten Acre Plat "A", Big Field Survey; and running thence North 57.1 feet; thence West 50.0 feet; thence South 57.1 feet; thence East 50.0 feet to the point of commencement.

Subject to: All easements, rights of way and restrictions which are a matter of record or equity in law.

Beginning at a point 442.10 feet North and 94.74 feet West of the Southeast corner of Lot 13, Block 27, Ten Acre Plat "A", Big Field Survey, which corner is 795.3 feet North and 306.405 feet West of the Southeast corner of the Northeast Quarter of Section 29, Township 1 South, Range 1 East, Salt Lake Base and Meridian, and running thence North 57.1 feet; thence West 50.00 feet; thence South 57.1 feet; thence East 50.0 feet to the point of beginning.

Subject to: All easements, rights of way and restrictions which are a matter of record and in law and equity.

Commencing at a point 442.10 feet North and 44.74 feet West from the Southeast corner of Lot 13, Block 27, Ten Acre Plat "A", Big Field Survey, and thence running West 50.0 feet; thence North 57.10 feet; thence East 50.0 feet; thence South 57.1 feet to the point of beginning.

Subject to: All rights of way, easements and restrictions which are a matter of record or in law and in law and equity.

It was moved, seconded and unanimously passed that an exception for the parking lot be granted, provided it meets all requirements of the ordinance for parking lots in

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residential districts, etc., that the side yard setback on the west be 11' and that one or two parking stalls to the west be removed to make the parking setback line up with the house to the west. If a permit has not been taken out in six months the variance will expire.

Mildred G. Linder

Subscribed and sworn to before me this 5th day of June, 1978.

Hermon F. Jensen

Notary Public
Residing at Salt Lake City, Utah

My commission expires October 16, 1980.

