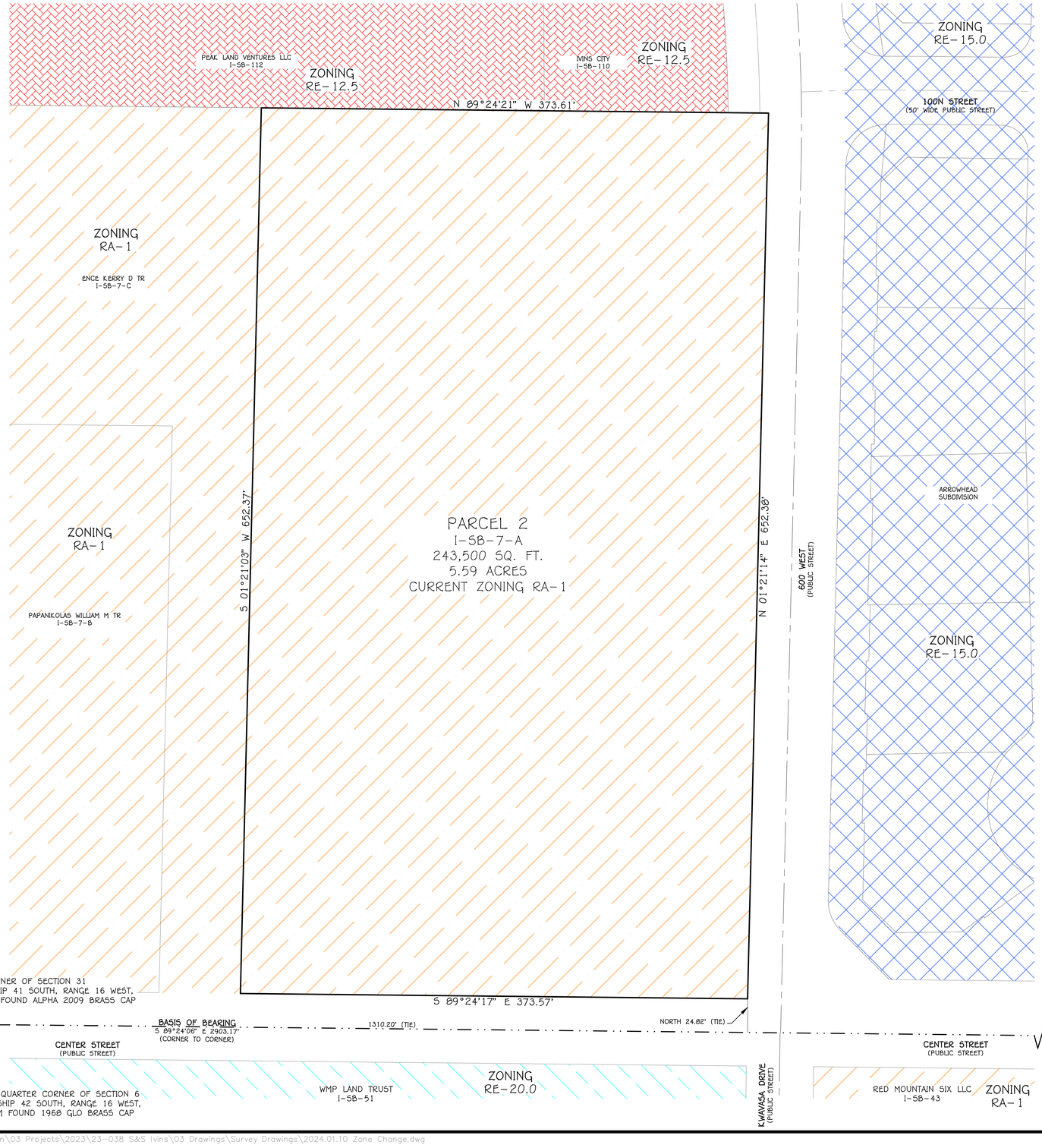
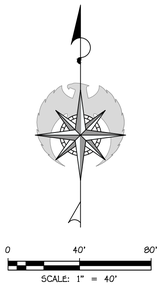


AS SURVEYED DESCRIPTIONS

PARCEL 2

BEGINNING AT A POINT THAT LIES SOUTH 89°24'06" EAST 1,310.20 FEET AND NORTH 24.82 FEET; FROM THE SOUTH WEST CORNER OF SECTION 31, TOWNSHIP 41 SOUTH, RANGE 16 WEST, SALT LAKE BASE AND MERIDIAN; RUNNING THENCE NORTH 01°21'14" EAST 652.38 FEET; THENCE NORTH 89°24'21" WEST 373.61 FEET; THENCE SOUTH 01°21'03" WEST 652.37 FEET; THENCE SOUTH 89°24'17" EAST 373.57 FEET TO THE POINT OF BEGINNING.

CONTAINING 243,699 SQUARE FEET OR 5.59 ACRES.



LEGEND:

- FOUND EXISTING SECTIONAL MONUMENT – (AS NOTED)
- BOUNDARY LINE
- SECTION LINE
- ADJOINING LOT LINE
- RE-20
- R-12.5
- RA-1
- RE-15.0

REV.	DATE	NOTES:

AMERICAN
CONSULTING & ENGINEERING
1173 SOUTH 250 WEST, SUITE 504
ST. GEORGE, UT 84770
OFFICE: (435) 288-3330

CURRENT ZONE MAP

I-SB-7-A

IVINS CITY, WASHINGTON COUNTY, UTAH
SECTION 6, TOWNSHIP 41 SOUTH, RANGE 16 WEST, SLB&M

DATE: 01/15/2024
JOB # 23-38
FILE: ZC.dwg
SHEET 1 / 2 SHEETS

C:\Dropbox\American\03 Projects\2023\23-038 S&S Ivins\03 Drawings\Survey Drawings\2024.01.10 Zone Change.dwg



AS SURVEYED DESCRIPTIONS

PARCEL 2

BEGINNING AT A POINT THAT LIES SOUTH 89°24'06" EAST 1,310.20 FEET AND NORTH 24.82 FEET; FROM THE SOUTH WEST CORNER OF SECTION 31, TOWNSHIP 41 SOUTH, RANGE 16 WEST, SALT LAKE BASE AND MERIDIAN; RUNNING THENCE NORTH 01°21'14" EAST 652.38 FEET; THENCE NORTH 89°24'21" WEST 373.61 FEET; THENCE SOUTH 01°21'03" WEST 652.37 FEET; THENCE SOUTH 89°24'17" EAST 373.57 FEET TO THE POINT OF BEGINNING.

CONTAINING 243,699 SQUARE FEET OR 5.59 ACRES.

LEGEND:

- FOUND EXISTING SECTIONAL MONUMENT - (AS NOTED)
- BOUNDARY LINE
- SECTION LINE
- ADJOINING LOT LINE
- AREA OF PROPOSED CHANGE FROM RA-1 TO RE-15.0

0 40' 80'

SCALE: 1" = 40'

REV.	DATE	NOTES:

AMERICAN
CONSULTING & ENGINEERING
1173 SOUTH 250 WEST, SUITE 504
ST. GEORGE, UT 84770
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ZONE CHANGE MAP

I-SB-7-A FROM RA-1 TO RE-15.0

IVINS CITY, WASHINGTON COUNTY, UTAH
SECTION 6, TOWNSHIP 41 SOUTH, RANGE 16 WEST, SLB&M

DATE: 01/15/2024
JOB #: 23-38
FILE: ZC.dwg
SHEET 2 / 2 SHEETS

C:\Dropbox\American\03 Projects\2023\23-038 S&S Ivins\03 Drawings\Survey Drawings\2024.01.10 Zone Change.dwg