ZONE CHANGE MAP FOR
PINNACLE POINT CLUSTER SUBDIVISION
WITHIN THE W1/2 OF SECTION 8, T. 35 S., R. 10 W., SLB&M
ENOCH CITY, IRON COUNTY, UTAH

VICINITY MAP
N.T.S.

SITE LOCATION

Legend:
- EXISTING ZONE: R-1- 18 TO PROPOSED ZONE MULTIPLE RESIDENTIAL
- EXISTING ZONE: MULTIPLE RESIDENTIAL TO PROPOSED ZONE R-1-11
- EXISTING ZONE: R-1-18 TO PROPOSED ZONE R-1-11
- EXISTING ZONE: MULTIPLE RESIDENTIAL TO COMMUNITY COMMERCIAL
- EXISTING ZONE: COMMUNITY COMMERCIAL
- EXISTING ZONE: R-1-11
- EXISTING ZONE: MULTIPLE RESIDENTIAL

1 — P.O.B.   ZONE R-1-18 TO MULTIPLE RESIDENTIAL
2 — P.O.B.   ZONE MULTIPLE RESIDENTIAL TO R-1-11
3 — P.O.B.   ZONE R-1-18 TO R-1-11

BASIS OF BEARINGS
N.89°58'53"E. 2658.94'

CENTER 1/4 CORNER,
SECTION 8,
T.35.S., R.10W., SLB&M

PINNACLE WAY
N89° 54' 29"E 212.57

EXISTING ZONE: R-1-18

EXISTING ZONE: R-1-18
PROPOSED ZONE: R-1-11

EXISTING ZONE: R-1-11

EXISTING ZONE: R-1-18
PROPOSED ZONE: MULTIPLE
RESIDENTIAL

EXISTING ZONE: COMMUNITY COMMERCIAL

EXISTING ZONE: MULTIPLE RESIDENTIAL

EXISTING ZONE: MULTIPLE RESIDENTIAL
PROPOSED ZONE: R-1-11

EXISTING ZONE:
MULTIPLE
RESIDENTIAL
PROPOSED ZONE:
COMMUNITY COMMERCIAL

EXISTING ZONE: COMMUNITY COMMERCIAL

BLUEBERRY ROAD
VILLAGE GREEN ROAD
ENOCH BLVD
POST ROAD
OLD HIGHWAY 91

N88° 46' 56"W. 281.69'

CURVE TABLE

CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C1	238.09'	255.00'	53°29'49"	N26° 53' 13"E	229.54'
C2	23.62'	15.00'	90°13'50"	N44° 58' 36"W	21.26'
C3	85.10'	450.00'	10°50'07"	S62° 06' 48"W	84.97'
C4	186.04'	450.00'	23°41'12"	S79° 22' 28"W	184.71'
C5	420.52'	457.50'	52°39'52"	S5° 22' 49"E	405.87'
C6	32.49'	20.00'	93°04'22"	S79° 49' 42"E	29.03'
C7	22.80'	15.00'	87°05'49"	N0° 35' 39"E	20.67'
C8	313.72'	320.50'	56°05'00"	N72° 11' 04"E	301.34'
C37	55.35'	100.00'	31°42'54"	S70° 19' 34"W	54.65'

LINE TABLE

LINE #	LENGTH	DIRECTION
L1	58.00'	N36° 21' 53"W
L2	35.29'	N0° 08' 19"E
L3	72.70'	S56° 41' 45"W
L4	33.05'	N3° 48' 59"W
L5	0.36'	N3° 48' 59"W
L6	83.45'	S33° 17' 31"E
L7	87.44'	N53° 38' 07"E

(1) ZONE CHANGE: R-1-18 TO MULTIPLE RESIDENTIAL

BEGINNING AT A POINT LOCATED N.89°58'53"E. ALONG THE QUARTER SECTION LINE 2179.37 FEET AND S.0°01'07"E. 27.68 FEET FROM THE WEST QUARTER CORNER OF SECTION 8, TOWNSHIP 35 SOUTH, RANGE 11 WEST, SLB&M; THENCE S.0°05'31"E. 275.60 FEET, THENCE S.35°28'45"E. 153.29 FEET, THENCE S.54°31'15"W. 306.03 FEET, THENCE N.36°25'50"W. 285.81 FEET, THENCE S.53°38'07"E. 176.68 FEET, THENCE N.36°21'53"W. 58.00 FEET TO THE NORTHWESTERLY RIGHT-OF-WAY LINE OF BLUEBERRY ROAD, THENCE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING 4 CALLS: (1) THENCE N.53°38'07"E. 254.27 FEET TO A POINT OF CURVE, (2) THENCE ALONG THE ARC OF A CURVE TO THE LEFT WITH A RADIUS OF 255.00 FEET A DISTANCE OF 238.09 FEET (THE CHORD OF SAID CURVE BEARS N.26°53'13"E. 229.54 FEET), (3) THENCE N.0°08'19"E. 35.29 FEET TO A POINT OF CURVE, (4) THENCE ALONG THE ARC OF A CURVE TO THE LEFT WITH A RADIUS OF 15.00 FEET A DISTANCE OF 23.62 FEET (THE CHORD OF SAID CURVE BEARS N.44°58'36"W. 21.26 FEET) TO THE SOUTHERLY RIGHT-OF-WAY LINE OF PINNACLE WAY, THENCE N.89°54'29"E. ALONG SAID RIGHT-OF-WAY LINE 212.57 FEET TO THE POINT OF BEGINNING.
CONTAINS 3.54 ACRES OF LAND.

(2) ZONE CHANGE: MULTIPLE RESIDENTIAL TO R-1-11

BEGINNING AT A POINT LOCATED N.89°58'53"E. ALONG THE QUARTER SECTION LINE 1420.21 FEET AND SOUTH 1032.68 FEET FROM THE WEST QUARTER CORNER OF SECTION 8, TOWNSHIP 35 SOUTH, RANGE 11 WEST, SLB&M; THENCE N.54°31'15"E. 136.95 FEET, THENCE N.36°25'50"W. 276.55 FEET, THENCE S.53°38'07"E. 422.32 FEET, THENCE S.33°17'32"E. 571.85 FEET, THENCE S.56°41'45"W. 72.70 FEET TO A POINT OF CURVE, THENCE ALONG THE ARC OF A CURVE TO THE RIGHT WITH A RADIUS OF 450.00 FEET A DISTANCE OF 85.10 FEET (THE CHORD OF SAID CURVE S.62°06'48"W. 84.97 FEET), THENCE N.34°24'32"W. 231.75 FEET, THENCE S.54°28'07"W. 345.02 FEET TO A POINT OF CURVE, THENCE ALONG THE ARC OF A CURVE TO THE RIGHT WITH A RADIUS OF 100.00 FEET A DISTANCE OF 55.35 FEET (THE CHORD OF SAID CURVE BEARS S.70°19'34"W. 54.65 FEET), THENCE N.3°48'59"W. 33.05 FEET TO THE POINT OF BEGINNING.
CONTAINS 4.09 ACRES OF LAND.

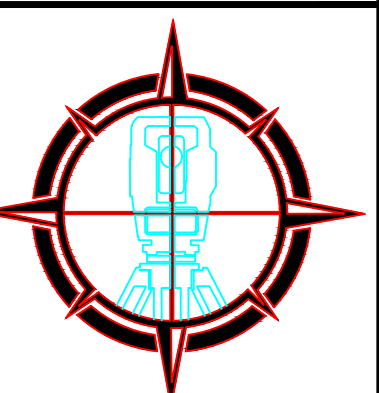## (3) ZONE CHANGE: MULTIPLE RESIDENTIAL TO COMMUNITY COMMERCIAL

BEGINNING AT A POINT LOCATED N.89°58'53"E. ALONG THE QUARTER SECTION LINE 1422.44 FEET AND SOUTH 1066.02 FEET FROM THE WEST QUARTER CORNER OF SECTION 8, TOWNSHIP 35 SOUTH, RANGE 11 WEST, SLB&M; THENCE N.3°48'59"W. 0.36 FEET TO A POINT OF CURVE, THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT WITH A RADIUS OF 100.00 FEET A DISTANCE OF 55.35 FEET (THE CHORD OF SAID CURVE BEARS N.70°19'34"E. 54.65 FEET), THENCE N.54°28'07"E. 345.02 FEET, THENCE S.34°24'32"E. 231.75 FEET TO A POINT OF CURVE, THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE RIGHT WITH A RADIUS OF 450.00 FEET A DISTANCE OF 186.04 FEET (THE CHORD OF SAID CURVE BEARS S.79°22'28"W. 184.71 FEET), THENCE N.88°46'56"W. 281.69 FEET TO THE POINT OF BEGINNING.
CONTAINS 1.15 ACRES OF LAND.

(4) ZONE CHANGE: EXISTING ZONE R-1-18 TO R-1-11

BEGINNING AT A POINT LOCATED N.89°58'53"E. ALONG THE QUARTER SECTION LINE 1490.34 FEET AND S.0°01'07"E. 6.49 FEET FROM THE WEST QUARTER CORNER OF SECTION 8, TOWNSHIP 35 SOUTH, RANGE 11 WEST, SLB&M; THENCE ALONG THE ARC OF A CURVE TO THE LEFT WITH A RADIUS OF 457.50 FEET A DISTANCE OF 420.52 FEET (THE CHORD OF SAID CURVE BEARS S.5°22'49"E. 405.87 FEET), THENCE S.33°17'31"E. 83.45 FEET TO A POINT OF CURVE, THENCE ALONG THE ARC OF A CURVE TO THE LEFT WITH A RADIUS OF 20.00 FEET A DISTANCE OF 32.49 FEET (THE CHORD OF SAID CURVE BEARS S.79°49'42"E. 29.03 FEET), THENCE N.53°38'07"E. 87.44 FEET, THENCE S.36°21'53"E. 58.00 FEET, THENCE S.53°38'07"W. 542.40 FEET, THENCE N.36°19'08"W. 345.88 FEET, THENCE S.47°46'38"W. 219.07 FEET, THENCE N.42°5'7'15"W. 169.09 FEET TO A POINT OF CURVE, THENCE ALONG THE ARC OF CURVE TO THE RIGHT WITH RADIUS OF 15.00 FEET A DISTANCE OF 22.80 FEET (THE CHORD OF SAID CURVE BEARS N.0°35'39"E. 20.67 FEET), THENCE N. 44°08'34"E. 595.50 FEET TO A POINT OF CURVE, THENCE ALONG THE ARC OF CURVE TO THE RIGHT WITH RADIUS OF 320.50 FEET A DISTANCE OF 313.72 FEET (THE CHORD OF SAID CURVE BEARS N.72°11'04"E. 301.34 FEET) TO THE POINT OF BEGINNING.
CONTAINS 7.86 ACRES OF LAND.