



Weber County

Weber County Agricultural Building Permit Exemption Application

Owner's Name Richard Wheeler Lakeview Ranch LLC		Date 12/08/2025	Phone Number 626-922-3628	
Owner's Mailing Address 9120 E 1000 N Huntsville Ut 84317				
Property Building Address PN: 21-008-0043				
Parcel ID Number 21-008-0043	Parcel Area (Acres) 5.03	Zoning AV-3	Building Footprint 40'x90'	Building Height 24'
Description/Use of Structure Agricultural building for maintenance and equipment storage				

Qualifying Conditions:

Please verify compliance with each applicable statement below with your initials to show that the requirements for an agricultural exemption have been met:

- ☒ The proposed structure will be used only for "agricultural use" as defined in this application.
- ☒ The proposed structure will be used "not for human occupancy" as defined in this application.
- ☒ The proposed structure will not include electrical, plumbing, or other mechanical work.
- ☐ The proposed structure will include electrical, plumbing, or other mechanical work and required building permits have been obtained.
- ☒ The proposed structure will be located in unincorporated Weber County on a parcel of land at least 5.0 acres in area if vacant, or 5.25 acres with a residential dwelling unit.
- ☒ A site plan showing the proposed structure's location on the parcel, setbacks from other structures on the parcel, and setbacks from property lines has been submitted.
- ☐ ☒ Will the proposed structure be located on property included in an Agricultural Protection Area created under Title 17 Chapter 41, Agricultural and Industrial Protection Areas, of the Utah Code?

I certify that the proposed building, located at the address listed above, will be used solely in conjunction with agricultural use, and will not be used for human occupancy. I also understand that any plumbing, electrical or mechanical work in conjunction with this building is not exempt from obtaining a Building Permit.



Owner's Signature
Richard Wheeler Lakeview Ranch LLC
Print name

12/08/2025
Date

Utah State Code References:

Utah State Code: Title 15A Chapter 1 Section 204 (15A-1-204) Adoption of State Construction Code - Amendments by commission - Approved codes – Exemptions

Utah Code Definitions:

Section 15A-1-202(1) "Agricultural Use" means a use that relates to tilling of soil and raising of crops, or keeping or raising domestic animals.

Section 15A-1-202(10) "Not for Human Occupancy" means the use of a structure for purposes other than protection or comfort of human beings, but allows for people to enter the structure for maintenance and repair, and care of livestock, crops, or equipment intended for agricultural uses which are kept there.

Weber County Zoning Ordinance Definitions:

Agricultural Parcel: A single parcel of land, at least 5.0 acres in area if vacant, or 5.25 acres with a residential dwelling unit. *This definition needs to be fulfilled in order to qualify for the agricultural building exemption.*