

Planning Commission Land Use Permit

Permit Number: LUP188-2015

Applicant

Name: Steven D. Allred
Address: 2849 N. Nordic Valley Drive
Phone: 801-745-2602

Owner

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Address: 2849 N. Nordic Valley Drive
Phone: 801-745-2602

Parcel

Parcel Number: 221090001

Zoning: AV-3/FV-3

Total Parcel Area: 1.51 Acres

(*If Zoned S-1, See Specific Height Requirements)

Address: 2849 NORDIC VALLEY DR
EDEN, UT 84310

****See Diagram on Back Side for Setbacks**

Section: 28 Township: 7 N Range: 1 E

Subdivision: Daniels Subdivision Lot(s): 1

Proposed Structure: Garage

Structure Area Used: 976

Is Structure > 1,000 Sq. Ft.? False *If True, Need Certif. Statement

of Dwelling Units: 1 # of Accessory Bldgs: 2 # Off-Street Parking Req'd: 2



Permit Checklist:

Public by/Right of Use Road?

> 200 ft. from Paved Road? No

< 4218 ft. above Sea Level? NA

Wetlands/Flood Zone? No

Culvert Required? NA

If Yes, Culvert Size:

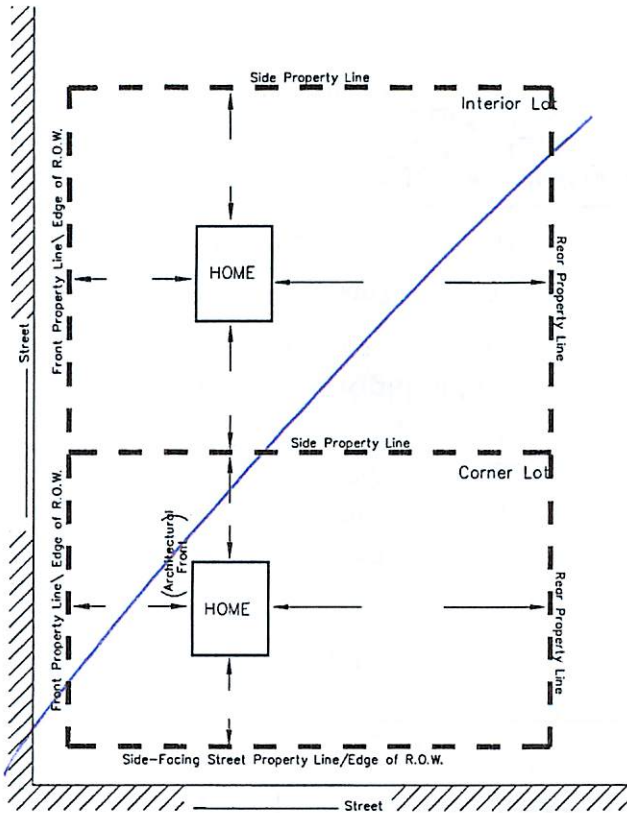
***Any Work in the Right of Way requires an Excavation Permit**

Additional Frontage Req'd.? No OR Special Exception? False Case #

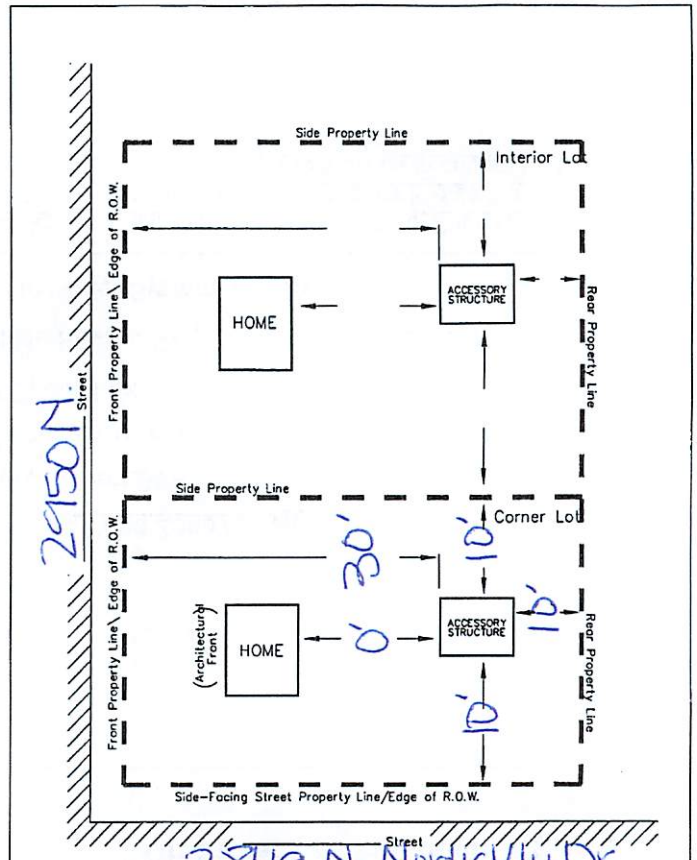
Meet Zone Area & Frontage? True Hillside Review Req'd.? No Case #

Culinary Water District: NA Waste Water System: NA

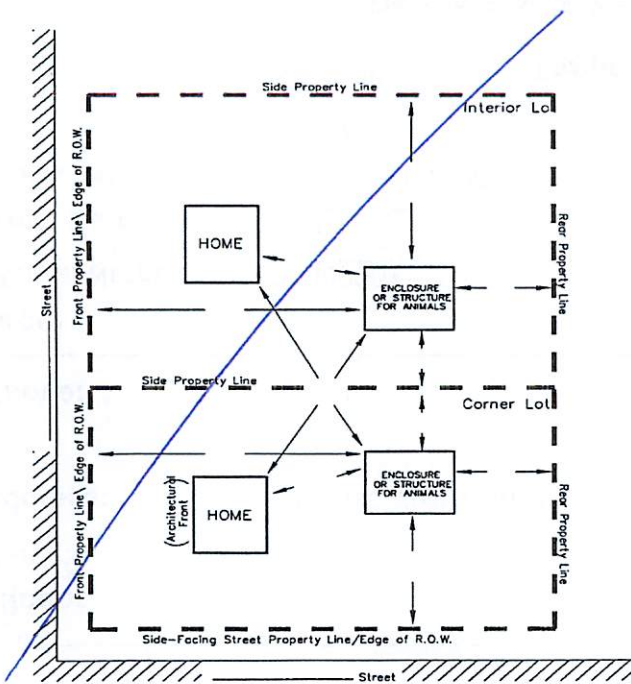
Comments: The accessory structure shall adhere to the following setbacks: 30' Front Yard, 10' Side Yard, 10' Rear Yard. The front property line is along 2950 North based on LUC #101-1-7 which defines the front property line as the area where ingress and egress is made. The front and side setback lines must be verified prior to footings to ensure that adequate setbacks are met.



MINIMUM YARD SETBACKS
New Dwelling, Addition, Etc.



2849 N. Nordic Vly Dr.
MINIMUM YARD SETBACKS
Storage Shed, Detached Garage, Etc.



MINIMUM YARD SETBACKS
Barn, Corral, or Stable

NOTICE FOR APPLICANT (Please Read Before Signing)

Proposals for the installation of an individual water supply and for a sanitary waste disposal system (septic tank) for any structure designed for human occupation must be approved by the Weber County Health Department prior to installation.

Ando Kipper 8-4-15

Planning Dept. Signature of Approval Date

This permit becomes null and void if use or construction authorized has not commenced within 180 days or if there is a zone change affecting this property. I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this land use will be complied with whether specified herein or not. I make this statement under penalty of perjury. I hereby agree to make the requirements as specified on this permit issued to the owner of land as signed below.

W. Hall 9/3/15

Contractor/Owner Signature of Approval Date