



Land Use Permit

Weber County Planning Commission

2380 Washington Blvd. STE 240
Ogden, UT 84401
Phone: (801) 399-8791 FAX: (801) 399-8862
webercountyutah.gov/planning

Permit Number: LUP13-2017

Permit Type: Structure
Permit Date: 02/21/2017

Applicant

Name: Casey Gauchat
Business:
Address: 8075 E 800 S
Huntsville, UT 84317
Phone: 801-791-9413

Owner

Name: Casey Gauchat
Business:
Address: 8075 E 800 S
Huntsville, UT 84317
Phone: 801-791-9413

Parcel

Parcel: 210260122
Zoning: FV-3 **Area:** 5.63 **Sq Ft:** **Lot(s):** **Subdivision:**
Address: , UT **T - R - S - QS:** 6N - 2E - 17 - SW

Proposal

Proposed Structure: Lean to **Building Footprint:** 551
Proposed Structure Height: **Max Structure Height in Zone:** 25
of Dwelling Units: 0 **# of Accessory Bldgs:** 2
Off Street Parking Reqd: 0 ***Is Structure > 1,000 Sq. Ft?** No
***If True Need Certif. Statement**

Permit Checklist

Access Type: Ag Structure **Alternative Access File #**
Greater than 4218 ft above sea level? N/A **Wetlands/Flood Zone?** N/A
Additional Setback Reqd. ? N/A **Meet Zone Area Frontage?** N/A
> 200 ft from paved Road? N/A **Hillside Review Reqd?** N/A
Culinary Water District: **Waste Water System:**

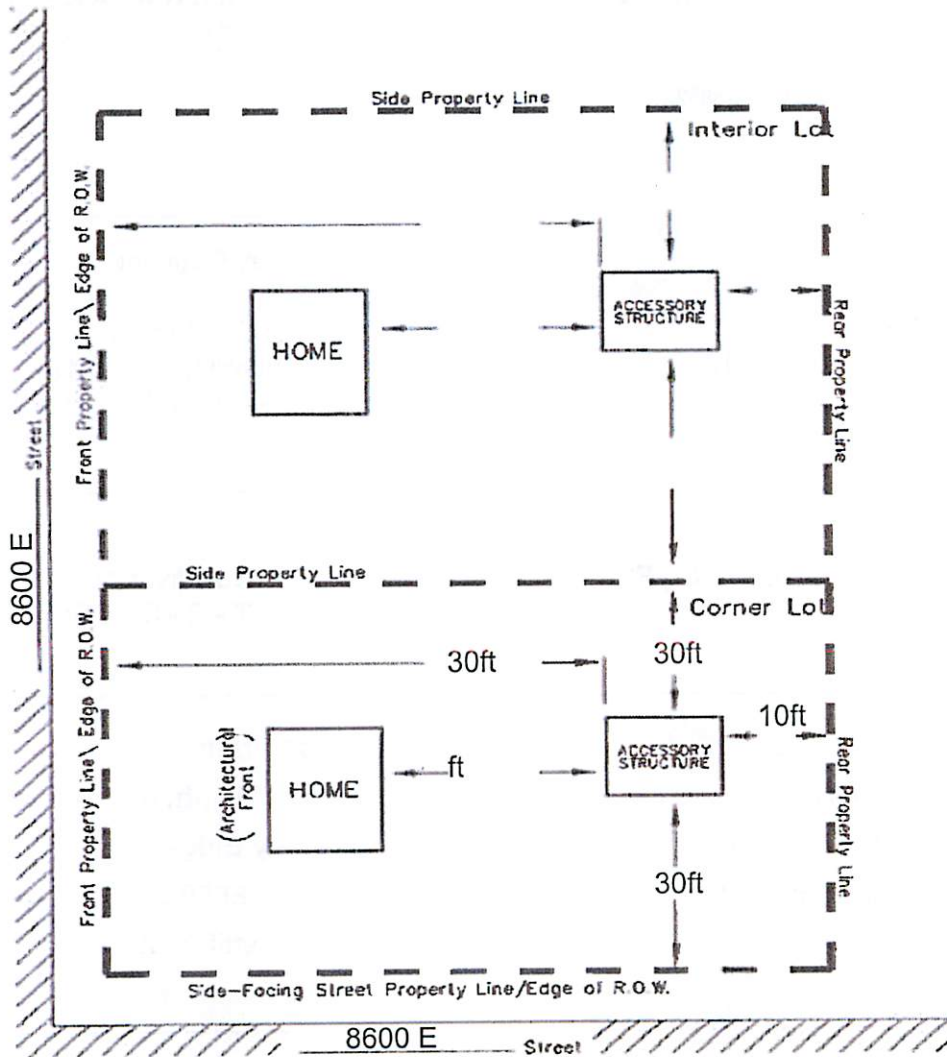
Comments

This lean to for storing hay has met all Weber County Land Use requirements.



Land Use Permit

Structure Setback Graphic: Storage Shed, Detached Garage, Etc.



MINIMUM YARD SETBACKS Storage Shed, Detached Garage, Etc.

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 Weber County Health Department prior to installation.

[Signature]

02/21/2017

Planning Dept. Signature of Approval

Date

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.

[Signature]
Contractor/Owner Signature of Approval

[Signature]
Date

New ~~B~~ Lean-to Three Sides -

Weber County Land Use Permit Application

Application submittals are recommended to be submitted with an appointment.
(801) 399-8791. 2380 Washington Blvd. Suite 240, Ogden, UT 84401

Date Submitted / Completed

2/3/17

Fees (Office Use)

Receipt Number (Office Use)

Property Owner Contact Information

Name CASEY GAUCHAT

Mailing Address
8025 E 800 S
Huntsville UT

Phone 801-791-9413 Fax

Email Address
SOCCER MOM LEILANI @

Preferred Method of Written Correspondence
 Email Fax Mail

Authorized Representative Contact Information

Name of Person Authorized to Represent the Property Owner(s)

Mailing Address of Authorized Person

Phone 801 791-9413 Fax

Email Address

Preferred Method of Written Correspondence
 Email Fax Mail

Property Information

Address

Land Serial Number(s)
FV-3. 210260132.

Subdivision Name

Lot Number

Current Zoning

Acreage 5.63.

Culinary Water Provider

Secondary Water Provider

Waste Water Provider

Frontage 282 ft

Detailed Description of Proposed Use/Structure

Would like to build a lean-to three sided for more hay storage.

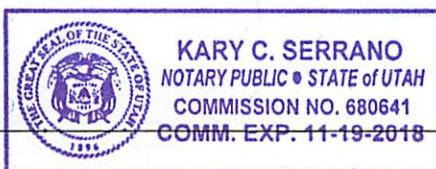
Property Owner Affidavit

I (We), CASEY GAUCHAT, depose and say that I (we) am (are) the owner(s) of the property identified in this application and that the statements herein contained, the information provided in the attached plans and other exhibits are in all respects true and correct to the best of my (our) knowledge.

[Signature]
(Property Owner)

(Property Owner)

Subscribed and sworn to me this 3rd day of FEBRUARY, 20 17.



[Signature]
(Notary)

Authorized Representative Affidavit

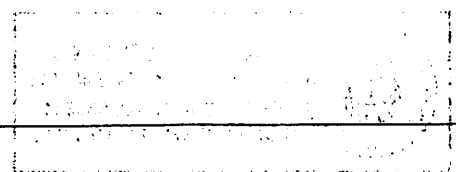
I (We), _____, the owner(s) of the real property described in the attached application, do authorized as my (our) representative(s), _____, to represent me (us) regarding the attached application and to appear on my (our) behalf before any administrative or legislative body in the County considering this application and to act in all respects as our agent in matters pertaining to the attached application.

(Property Owner)

(Property Owner)

Dated this _____ day of _____, 20 _____, personally appeared before me _____, the signer(s) of the Representative Authorization Affidavit who duly acknowledged to me that they executed the same.

(Notary)





Weber County Corporation

Weber County
2380 Washington Blvd
Ogden UT 84401

Customer Receipt	
Receipt Number	35164

Receipt Date
02/03/17

Received From:
CASEY

Time: 12:29
Clerk: amartin

Description	Comment	Amount
ZONING FEES	LAND USE & REBUILD	\$125.00

Payment Type	Quantity	Ref	Amount
CASH			

\$ 50 for land use

AMT TENDERED:	\$125.00
AMT APPLIED:	\$125.00
CHANGE:	\$0.00



Weber County

WEBER COUNTY
AGRICULTURAL BUILDING PERMIT EXEMPTION APPLICATION

Owner's Name:		Date:	Phone Number:	
Owner's Mailing Address:				
Property/Building Address:				
Parcel ID Number:	Parcel Area (Acres)	Zoning:	Building Footprint:	Building Height:
Description/Use of Structure:				

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.

Yes No

Will the proposed structure be located on property included in an Agriculture Protection Area created under Title 17, Chapter 41, Agriculture and Industrial Protection Areas, of the Utah Code?

I certify that the proposed building, located at the address listed above, is located within unincorporated Weber County, 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 exempted from obtaining a Building Permit.

Owner's Signature

Date

Print Name

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

- (7) (a) Except as provided in Subsection (7)(b), a structure used solely in conjunction with agriculture use, and not for human occupancy, is exempt from the permit requirements of the State Construction Code.
- (b) (i) Unless exempted by a provision other than Subsection (7)(a), a plumbing, electrical, and mechanical permit may be required when that work is included in a structure described in Subsection (7)(a).
- (ii) Unless located in whole or in part in an agricultural protection area created under Title 17, Chapter 41, Agriculture and Industrial Protection Area, a structure described in Subsection (7)(a) is not exempt from a permit requirement if the structure is located on land that is:
- (A) within the boundaries of a city or town, and less than five contiguous acres; or
 - (B) within a subdivision for which the county has approved a subdivision plat under Title 17, Chapter 27a, Part 6, Subdivisions, and less than two contiguous acres.

Utah Code Definitions:

As defined by Section 15A-1-202(1) of the Utah Code "agricultural use" means a use that relates to the tilling of soil and raising of crops, or keeping or raising domestic animals.

As defined by Section 15A-1-202(10) of the Utah Code "not for human occupancy" means use of a structure for purposes other than protection or comfort of human beings, but allows people to enter the structure for maintenance and repair; and the care of livestock, crops, or equipment intended for agricultural use 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.