

Weber County Conditional Use Permit Application

Application submittals will be accepted by appointment only. (801) 399-8791. 2380 Washington Blvd. Suite 240, Ogden, UT 84401

Date Submitted / Completed 03/08/2019	Fees (Office Use)	Receipt Number (Office Use)	File Number (Office Use)
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Property Owner Contact Information

Name of Property Owner(s) The Villages at Wolf Creek, LLC		Mailing Address of Property Owner(s) PO Box 372 Eden, Utah 84310	
Phone 801-382-9340	Fax	Preferred Method of Written Correspondence <input checked="" type="checkbox"/> Email <input type="checkbox"/> Fax <input type="checkbox"/> Mail	
Email Address (required) kyle@redcouth.com and/or mike@utahflipper.com			

Authorized Representative Contact Information

Name of Person Authorized to Represent the Property Owner(s) Kyle Ashworth and Michael Brenny		Mailing Address of Authorized Person PO Box 372 Eden, Utah 84310	
Phone (801) 382-9340	Fax	Preferred Method of Written Correspondence <input checked="" type="checkbox"/> Email <input type="checkbox"/> Fax <input type="checkbox"/> Mail	
Email Address kyle@redcouth.com and/or mike@utahflipper.com			

Property Information

Project Name The Village at Wolf Creek	Total Acreage	Current Zoning FR3 (Wolf Creek Resort Overlay)
Approximate Address 3477 North 4875 East, Eden, Utah Includes 221910015 and 221930027	Land Serial Number(s) 221930001, 02, 043, 04, 05, 06, 07, 08, 09, 10, 221930011 221930021, 20, 19, 18, 17, 16, 15, 14, 13, 221930012 22193002, 23, 24, 25, 26,	

Proposed Use
Residential Development and Construction

Project Narrative

This project is a previously approved 27 unit town/twin home subdivision. Original approval on this parcel was given in 2002. Owners are requesting a amendment to the existing conditional use permit amending the following items:

- 1) Amend the on street parking requirement (all units now have garages).
- 2) With the parking change, owners are required to amend the previously approved landscaping plan that were shown on the now existing driveways/garage entries.
- 3) Amend the PUE's to reflect the current, as-builts on-site.
- 4) Amend the width of the Creekside way to reflect the current, as built on-site.

Basis for Issuance of Conditional Use Permit

Reasonably anticipated detrimental effects of a proposed conditional use can be substantially mitigated by the proposal or by the imposition of reasonable conditions to achieve compliance with applicable standards. Examples of potential negative impacts are odor, vibration, light, dust, smoke, or noise.

Owners believe these changes will not induce any significant or unmitigated impact to the community or negatively impact the currently approved CUP.

That the proposed use will comply with the regulations and conditions specified in the Zoning Ordinance and other applicable agency standards for such use.

Owners believe these changes will not induce any significant or unmitigated impact to the community or negatively impact the currently approved CUP.

Property Owner Affidavit

I (We), The Villages at Wolf Creek, LLC, 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.

Susan Cofano
(Property Owner)
The Villages at Wolf Creek, LLC
By: Susan J. Cofano, its Manager

(Property Owner)

Subscribed and sworn to me this 9 day of March, 2019

DESIREE McKIBBEN
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20164022360
My Commission Expires June 13, 2020

[Signature]
(Notary)

Authorized Representative Affidavit

I (We), The Villages at Wolf Creek, LLC, the owner(s) of the real property described in the attached application, do authorized as my (our) representative(s), Kyle Ashworth and/or Michael Brenny, 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.

Susan Cofano
(Property Owner)
The Villages at Wolf Creek, LLC
By: Susan J. Cofano, its Manager

(Property Owner)

Dated this 9 day of March, 2019, personally appeared before me Susan J. Cofano, the signer(s) of the Representative Authorization Affidavit who duly acknowledged to me that they executed the same.

DESIREE McKIBBEN
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20164022360
My Commission Expires June 13, 2020

[Signature]
(Notary)



Weber County Corporation

Weber County
2380 Washington Blvd
Ogden UT 84401

Customer Receipt	
Receipt Number	102560

Receipt Date
03/18/19

Received From:

VILLAGES AT WOLF CRE

Time: 14:13
Clerk: amartin

Description	Comment	Amount
PLAN SUBDIV FEE	SUB, CUP	\$1,740.00
ENG SUBDIV FEES	SUB, CUP	\$1,550.00
SURVEY SUBDIV	SUB, CUP	\$1,500.00

Payment Type	Quantity	Ref	Amount
CHECK		4	

AMT TENDERED: \$4,790.00

AMT APPLIED: \$4,790.00

CHANGE: \$0.00