

Weber County Zoning Map Amendment Application

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

Date Submitted

Received By (Office Use)

Added to Map (Office Use)

Property Owner Contact Information

Name of Property Owner(s)

Mailing Address of Property Owner(s)

Westside Investments, LC

5238 W 2150 N
Ogden, Utah 84404

Phone

801-458-0320

Fax

Email Address

craigj2010@gmail.com

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

Craig Jackson

5238 W 2150 N
Ogden, Utah 84404

Phone

801-458-0320

Fax

Email Address

craigj2010@gmail.com

Preferred Method of Written Correspondence

☒ Email ☐ Fax ☐ Mail

Property Information

Project Name

Cragan Parcel Rezone

Current Zoning

A-1

Proposed Zoning

Gravel

Approximate Address

Approx 1,200 feet East of 4000
N Highway 89.

Land Serial Number(s)

19-001-0005

Total Acreage

39.59

Current Use

Gravel

Proposed Use

Gravel

Project Narrative

Describing the project vision.

Please see Attached.

Project Narrative (continued...)

How is the change in compliance with the General Plan?

Please see attached

Why should the present zoning be changed to allow this proposal?

Please see Attached

Project Narrative (continued...)

How is the change in the public interest?

Please see Attached

What conditions and circumstances have taken place in the general area since the General Plan was adopted to warrant such a change?

Please see attached

Project Narrative (continued...)

How does this proposal promote the health, safety and welfare of the inhabitants of Weber County?

Please see attached

Property Owner Affidavit

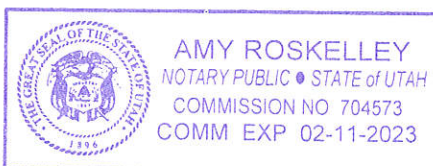
I (We), Randy Norriett, depose and say that I (we) am (are) the owner(s) of the property identified in this application and that the statements herein contained, the information provided in the attached plans and other exhibits are in all respects true and correct to the best of my (our) knowledge.

Randy Norriett
(Property Owner)

(Property Owner)

Subscribed and sworn to me this 9th day of April, 2021

Amy Roskelley
(Notary)



Authorized Representative Affidavit

I (We), Randy Marriott, the owner(s) of the real property described in the attached application, do authorized as my (our) representative(s), Craig Jackson, 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.

Randy Marriott
(Property Owner)

(Property Owner)

Dated this 9th day of April, 2021, personally appeared before me Randy Marriott, the signer(s) of the Representative Authorization Affidavit who duly acknowledged to me that they executed the same.

Amy Roskelley
(Notary)



ATTACHMENT FOR APPLICATION TO WEBER COUNTY

1. Describe the project vision.
 - a. Pleasant View City is constructing Skyline Drive through the property adjacent to and south of this parcel proposed for zoning change (the "Westside Parcel") and requires massive earthwork to be completed. As a result the property impacted by Skyline Drive will also require large amounts of earthwork to meet the grade of Skyline Drive and be developed for residential use. The Westside Parcel will require earthwork to meet these grades as these parcels will most likely be developed together. Therefore, we want to excavate the material out of the Westside Parcel so it can be developed in the future and be the proper elevation to tie into Skyline Drive and the surrounding property.
2. How is the change in compliance with the General Plan?
 - a. There is not a General Plan for this area. However, all of the unincorporated Weber County property surrounding this area is zoned A-1 and has aggregate operations currently operating on them. Allowing this use would be in compliance with the surrounding property.
3. Why should the present zoning be changed to allow this proposal?
 - a. Allowing extraction to continue on this property will allow its use to be the same as the multiple gravel operations surrounding it.
 - b. It will also benefit the County with tax revenue and jobs generated from aggregate products produced on and sold from Weber County property. It will also provide fair competition in the aggregate industry for the area.
 - c. This area has a tremendous natural resource for aggregate products. This is a great asset for the Weber County area as it is able to provide products to the area without the added expense and pollution from long truck hauls.
 - d. Allowing extraction of material from this property will allow the property to be graded to match Skyline Drive and be used for future development.
 - e. Lastly, this area is located in a great location for material processing, as it is far from any residential developments and has direct ingress and egress to State Road Highway 89.
4. How is the change in the public interest?
 - a. Please see answer to #3 above.
5. What conditions and circumstances have taken place in the general area since the General Plan was adopted to warrant such a change?
 - a. Please see answer to #2 above.
 - b. This area has had aggregate operations processing continually for over the last 75 years.
6. How does this proposal promote the health, safety, and welfare of the inhabitants of Weber County?
 - a. This proposal will create tax revenue and jobs for Weber County inhabitants in a location far from residential and business locations. The trucks and equipment

accessing this property will not travel on city roads as its ingress and egress tie directly into State Road Highway 89. It is able to provide products to the area without the added expense and pollution from long truck hauls.