



Weber County Planning Division
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Weber County Planning Division
NOTICE OF DECISION

July 1, 2021

Doug Neilson
305 Ogden Canyon
Ogden, UT 84404

You are hereby notified that your application for preliminary and final approval of the Neilson Hermitage Subdivision, located at approximately 301-305 Ogden Canyon, Ogden, UT was heard and approved by the Weber County Planning Division in a public meeting held on June 30, 2021. After due notice to the general public, approval was granted conditioned upon meeting the following conditions:

1. All review agency requirements shall be satisfied prior to the recording of the final subdivision plat.
2. A Deferring Public Improvements Agreement for curb, gutter, and sidewalk will need to be executed and recorded simultaneously with the final plat.
3. An Onsite Wastewater Disposal Systems Deed Covenant and Restriction will need to be executed and recorded simultaneously with the final plat.

This recommendation is based on the following findings:

1. The proposed subdivision conforms to the Ogden Valley General Plan.
2. The proposed subdivision complies with the applicable County codes, including Sec. 108-12-12 regulating the reconfiguration of nonconforming lots.

The next step in the process is to ensure complete compliance with the above listed conditions of approval and getting the subdivision plat recorded with the County Recorder's Office. This letter is intended as a courtesy to document the status of your project. If you have further questions, please contact me at sperkes@webercountyutah.gov or 801-399-8772.

Sincerely,

Scott Perkes, AICP
Planner III
Weber County