



**Weber County**

Weber County Planning Division  
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**Western Weber Planning Commission  
NOTICE OF DECISION**

December 15, 2021

Chris Cave (Authorized Representative, with Reeve and Associates)  
Jed Schenck (Owner)

Case No.: LVT080221

You are hereby notified that your request for final approval of TC Gailey Subdivision, located approximately 1400 S 2900 W, Taylor Utah, was heard and approved by the Western Weber Planning Commission in a public meeting held on December 14, 2021. Approval was granted conditioned upon meeting all requirements from county reviewing agencies and the following conditions:

1. The final plat included a signature block for Taylor West Weber Water District.
2. The pressurized irrigation system is approved by the County Engineer and Wilson Irrigation,
3. If applicable, road widening improvements on 1400 S and 2900 W will be constructed or escrowed for before recording the final plat.

This recommendation is based on the following findings:

1. The proposed subdivision conforms to the Western Weber General Plan.
2. The subdivision conforms to zoning and subdivision ordinances.

The next step in the process is to ensure complete compliance with the above listed conditions of approval. This letter is intended as a courtesy to document the status of your project. If you have further questions, please contact me at [flleverino@co.weber.us.ut](mailto:flleverino@co.weber.us.ut) or 801-399-8767.

Respectfully,

*Felix Lleverino*

*Weber County Planner II*

***Time limitation for plat recordation.*** A subdivision plat shall be recorded in the Office of the County Recorder within one year of final approval by the Land Use Authority. After that, the plat shall have no validity. Subdivisions with multiple phases must record a new phase within one year from the date the previous phase being recorded until the subdivision is completed or the plat shall have no validity. The planning director may grant a one-time extension for final subdivision approval, for a maximum of one year. A multiple phase subdivision may receive only one time extension, not one time extension per phase. One additional time extension may be granted if the hardship is determined to be a county caused delay.