

# 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 October 31, 2013	Received By (Office Use) <i>2266</i>	Added to Map (Office Use) <i>\$300 ZMA 2013-05</i>
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## Property Owner Contact Information

Name of Property Owner(s) Summit Mountain Holding Group, L.L.C.		Mailing Address of Property Owner(s) 3632 North Wolf Creek Drive Eden, Utah 84310
Phone (801) 745-9220	Fax	
Email Address jwerbelow@elliottworkgroup.com		Preferred Method of Written Correspondence <input checked="" type="checkbox"/> Email <input type="checkbox"/> Fax <input type="checkbox"/> Mail

## Authorized Representative Contact Information

Name of Person Authorized to Represent the Property Owner(s) Jeff Werbelow and Tom Jolley		Mailing Address of Authorized Person 364 Main Street, P.O. Box 667 Park City, Utah 84060
Phone (435) 640-7002 (Jeff Werbelow)	Fax	
Email Address jwerbelow@elliottworkgroup.com; tom@summit.co		Preferred Method of Written Correspondence <input checked="" type="checkbox"/> Email <input type="checkbox"/> Fax <input type="checkbox"/> Mail

## Property Information

Project Name Powder Mountain Resort	Current Zoning CVR-1, FV-3, F-40	Proposed Zoning no change
Approximate Address	Land Serial Number(s) Multiple	
Total Acreage	Current Use ski resort	Proposed Use ski resort

## Project Narrative

Describing the project vision.

To allow for the erection of one or more yurts as temporary accessory buildings, we request a text change in Chapter 34-3 of Weber County's Zoning Ordinances to amend and clarify the definition of "Short Term Vendor." We request this change because we anticipate a period of active development at Powder Mountain Resort, and during this period one or more temporary accessory buildings such as yurts are important to adequately serve our guests' needs.

Currently, Chapter 34-3 defines "Short Term Vendor" as follows:

"Short term vendor consists of the sales of goods and/or services from a trailer, mobile store, or kiosk on a commercially zoned property."

We have consulted with planning officials from Weber County, and at their suggestion we propose that the definition of "Short Term Vendor" in Chapter 34-3 of Weber County's Zoning Ordinances be amended as follows:

"Short term vendor consists of the sales of goods and/or services from a trailer, yurt (as an accessory to a ski resort), mobile store, or kiosk on a commercially zoned property or property that is used as part of the ski resort operations."

**Project Narrative (continued...)**

How is the change in compliance with the General Plan?

The proposed change has no impact on the General Plan or compliance with the General Plan.

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

We anticipate a period of active development at Powder Mountain Resort, during which we believe the erection and use of one or more yurts are important to adequately serve our guests' needs. Our proposed amendment to the definition of Short Term Vendor will have no material impact on overall restrictions and guidelines for this property. The use of yurts as auxiliary structures at ski resorts has become increasingly common over the past 10 years.

**Project Narrative (continued...)**

How is the change in the public interest?

Amending the definition of Short Term Vendor to include yurts will benefit the public by providing better temporary facilities and providing more services to our guests at those facilities as we proceed with the development of Powder Mountain. Furthermore, amending the definition of Short Term Vendor to include yurts will increase and improve tourism and recreation in the area and economically benefit Weber County.

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

We have experienced a change of ownership at Powder Mountain Resort and initiated a new development plan. Under this new development plan, we expect more guest patronage and activity at Powder Mountain Resort.

**Project Narrative (continued...)**

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

During this period of active development, it is important for us to have a broad range of temporary accessory buildings (such as yurts) to serve our guests. By providing our guests access to yurts, we will ensure our guests' comfort, safety, and recreational enjoyment in Weber County.

**Property Owner Affidavit**

I (We), \_\_\_\_\_, 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.

\_\_\_\_\_  
(Property Owner)

\_\_\_\_\_  
(Property Owner)

Subscribed and sworn to me this \_\_\_\_\_ day of \_\_\_\_\_, 20 \_\_\_\_\_,

\_\_\_\_\_  
(Notary)

**Project Narrative (continued...)**

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

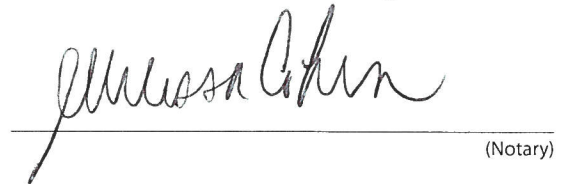
**Property Owner Affidavit**

I (We), Greg Mauro, 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.

  
(Property Owner)

\_\_\_\_\_  
(Property Owner)

Subscribed and sworn to me this 1<sup>st</sup> day of November, 2013.

  
(Notary)





WEBER COUNTY CMS RECEIPTING SYSTEM  
OFFICIAL RECEIPT

\*\*\* REPRINT \*\*\*

Date: 06-NOV-2013

Receipt Nbr: 2266

ID# 15724

Employee / Department: ANGELA - 4181 - PLANNING

Monies Received From: SUMMIT MOUNTAIN HOLDING

Template: PUBLIC WORKS

Description: ZONING

*The following amount of money has been received and allocated to the various accounts listed below:*

Total Currency	\$	_____	.00
Total Coin	\$	_____	.00
Total Debit/Credit Card	\$	_____	.00
Pre-deposit	\$	_____	.00
Total Checks	\$	_____	300.00
Grand Total	\$	=====	300.00

Account Number	Account Name	Comments	Total
2013-08-4181-3419-0550-000	ZONING FEES		300.00
TOTAL \$			300.00

Check Amounts

300.00

Total Checks: 1

Total Check Amounts: \$ 300.00

\*\*\* SAVE THIS RECEIPT FOR YOUR RECORDS \*\*\*