



Weber County Planning Division
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Weber County Board of Adjustment
NOTICE OF DECISION

March 30, 2015

Rondell Hansen
529 Emerald Bay
Laguna Beach, CA 92651

Case No.: BOA 2015-01

You are hereby notified that your variance request for lot width, lot area, and setbacks for a series of lots at approximately 148 N 10630 East, Huntsville UT, was heard by the Weber County Board of Adjustment in a public hearing held on March 26, 2015, after due notice to the general public and specifically to adjacent property owners.

The Board of Adjustment has considered your appeal relative to the merit, circumstances, and conditions affecting said property and hereby renders the following decision:

Your appeal to the Board of Adjustment is: APPROVED

Granted Subject to:

- Meeting the requirements of applicable County review agencies.
- Record a subdivision plat which reflects changes which had been proposed in the request.
- That no new lots are created in the subdivision.
- That the reconfigured lot lines follow within reason the traditionally occupied area of each lot.
- That these lots be allowed to continue to have access by the private right of way since 1954.

Reason for decision: The compliance with the applicable variance criteria discussed within the staff report. That the lots were existed prior to zoning and due to an error in their description, deeded out in the wrong location. The intent of the variance is to follow what was first occupied since 1954.

Sincerely,

Ben Hatfield
Weber County Planning Division

The approval of a Board of Adjustment Case is issued to the owner of the land as signed on the application and is valid for a period of time not longer than 18 months from the date of the Board decision or until an ordinance amendment changes the conditions upon which the decision was made. The issuance of a building permit for development stated in the Board of Adjustment case application constitutes full use of the variance or other benefit applied for.