

Text

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

10-4-10

Received By (Office Use)

Added to Map (Office Use)

Property Owner Contact Information

Name of Property Owner(s)

Tamara L Hart

Mailing Address of Property Owner(s)

2988 N 2575 W
Far West, UT 84404

Phone

801-644-9898

Fax

Email Address

thart9174@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

Phone

Fax

Email Address

Preferred Method of Written Correspondence



Email



Fax



Mail

Property Information

Project Name

Current Zoning

Proposed Zoning

Approximate Address

Land Serial Number(s)

Total Acreage

Current Use

Proposed Use

Project Narrative

Describing the project vision.

Request amendment to zoning ordinance ~~RE-15~~ to allow
a kennel permit to be issued as a conditional
use permit on property with minimum of 5 acres.
The present zoning allows stables and corrals for horses,
animals and food for food production and household pets.
It seems natural to allow a conditional use permit be issued
for a dog kennel license when other types of farm animals
are already allowed. If the 5 acre lots allowed in
this zoning were subdivided into smaller building
lots, the number of dogs allowed in the same size
acre parcel would far exceed the number of dogs approved
through a kennel license. Please consider this text amendment.

Project Narrative (continued...)

How is the change in compliance with the General Plan?

The change is in compliance with the overall plan as other types of animals in large numbers are already allowed.

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

This proposal allows kennel permits to be issued to people who wish to raise dogs on large parcels of land.

Project Narrative (continued...)

How is the change in the public interest?

A kennel permit on a zone RE-15 parcel allows quality breeders and dog trainers to practice their hobby and/or business and live in areas with this zoning. It seems a natural fit for these uses to coincide with larger land parcels within zoning such as RE-15.

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

I can only speak to my personal circumstance, as I don't have knowledge of others. I purchased an almost 10 acre parcel in unincorporated Weber County with the full intention of obtaining a kennel permit. I worked with the Weber County Planning & Zoning office all along and always believed a kennel license could be issued as a conditional use permit. It was only after I turned in the conditional use permit application, I became aware the permitted uses for zone RE-15 did not allow a kennel license. I have eight dogs at present. Most of them have been show dogs and two have been used as therapy dogs. I want to move to my property with my dogs. I have had a kennel license in Weber County for over ten years in my present home.

Project Narrative (continued...)

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

~~The~~ Allowing a kennel license on property within the RE-15 zones allows the dogs to be cared for and housed in large lots with more room and keeps from having close neighbors, who may object to larger numbers of dogs. The kennel is checked at least annually by Weber Animal Control so the public is ensured the dogs are all licensed, vaccinated and properly cared for.

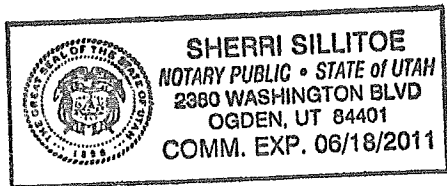
Property Owner Affidavit

I (We), *Samara G. Hart*, 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.

Samara G. Hart
(Property Owner)

(Property Owner)

Subscribed and sworn to me this 12th day of October, 2010



Sherri Sillitoe

(Notary)

Weber County General Plan or Text Amendment Application

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Property Owner Contact Information

Name of Property Owner(s)

Tamara L Hart

Mailing Address of Property Owner(s)

2988 N. 2575 W.
Farr West, UT 84404

Phone

801-732-0564

Fax

Email Address

thart9174@gmail.com

Preferred Method of Written Correspondence



Email



Fax



Mail

Ordinance Proposal

Ordinance to be Amended

Describing the amendment and/or proposed changes to the ordinance:

I am requesting zoning RE-15 be amended to allow conditional use permits for dog kennels. The present zoning allows stables and corrals for horses and other farm animals, along with fowl and animals for food production. The zoning also allows household pets. I propose the same principals apply and should include an allowance for kennel permits, so a larger number of household pets is allowed, along with the possibility of quality dog breeding kennels for show dogs, dogs used for sportsmanship and training and businesses which involve larger numbers of dogs than typically kept as pets. If you consider the number of dogs which would be allowed in the same size 5+acre piece of ground under zoning for much smaller size building lots, the number of dogs on the same acreage would still be less, if the RE-15 zoning were amended to allow a kennel permit to be issued.

Ordinance Proposal (continued...)

Kennels are checked at least annually by Weber County Animal Control. This ensures compliance with all vaccination and licensure requirements, as well as ensures the dogs are properly cared for.

Applicant Affidavit

I (We), Tamara Hart, depose and say that I (we) am (are) the interested member(s) of 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.

(Signature)

(Signature)

Subscribed and sworn to me this Oct day of _____, 20____.

(Notary)

Authorized Representative Affidavit

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

(Property Owner)

(Property Owner)

Dated this _____ day of _____, 20 _____, personally appeared before me _____, the signer(s) of the Representative Authorization Affidavit who duly acknowledged to me that they executed the same.

(Notary)

