



Weber County

Weber County Planning Division
www.co.weber.ut.us/planning_commission
2380 Washington Blvd., Suite 240
Ogden, Utah 84401-1473
Voice: (801) 399-8791
Fax: (801) 399-8862

**Ogden Valley Planning Commission
NOTICE OF DECISION**

January 26, 2017

SMHG Phase 1, LLC
Case No.: UVS120816

You are hereby notified that your subdivision application final approval of the Summit Eden Phase 1C Amendment 4, consisting of 19 lots and four open space parcels, was heard and received a positive recommendation from the Ogden Valley Planning Commission in a public meeting held on January 24, 2017, after due notice to the general public. The approval was granted subject to the following conditions:

1. Prior to recording the subdivision amendment, an ordinance must be approved and recorded to vacate the applicable easements.
2. A geologist and geotechnical engineer are onsite during development to ensure that their recommendations are adhered to.
3. A "Natural Hazards Disclosure" document will be required to be recorded to provide adequate notice of any geotechnical and geological recommendations for future property owners.

This recommendation is based on the following findings:

1. The proposed subdivision amendment conforms to the Ogden Valley General Plan.
2. With the recommended conditions, the proposed subdivision amendment complies with all previous approvals and the applicable County ordinances.
3. The proposed subdivision amendment will not be detrimental to the public health, safety, or welfare.
4. The proposed subdivision amendment will not deteriorate the environment of the general area so as to negatively impact surrounding properties and uses.

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 rkippen@co.weber.us.ut or 801-399-8768.

Respectfully,

Ronda Kippen

Weber County Planner II

The decision of the County Commission may be appealed to the Board of Adjustments by filing such appeal within 15 days after the date of the meeting.