



Land Use Permit

Weber County Planning Commission

2380 Washington Blvd. STE 240
Ogden, UT 84401
Phone: (801) 399-8791 FAX: (801) 399-8862
webercountyutah.gov/planning

Permit Number: LUP123-2017

Permit Type: Structure
Permit Date: 05/16/2017

Applicant

Name:
Business:SMHG, LLC
Address: 3923 N Wolf Creek Drive
Eden, UT 84310
Phone: 435-640-7002

Owner

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Address: 3923 N Wolf Creek Drive
Eden, UT 84310
Phone: 435-640-7002

Parcel

Parcel: 231500019
Zoning:DRR-1 **Area:** .0609 **Sq Ft:** 2299 **Lot(s):** 142 **Subdivision:** Summit Eden 1C Amd 4
Address: 8448 E 5725 N Eden, UT 84310 **T - R - S - QS:** 7N - 2E - 5 and 8 -

Proposal

Proposed Structure: Multi-family Townhome **Building Footprint:** 1773
Proposed Structure Height: 41 **Max Structure Height in Zone:** 75
of Dwelling Units: 1 **# of Accessory Bldgs:** 0
Off Street Parking Reqd: 1 ***Is Structure > 1,000 Sq. Ft?** Yes
***If True Need Certif. Statement**

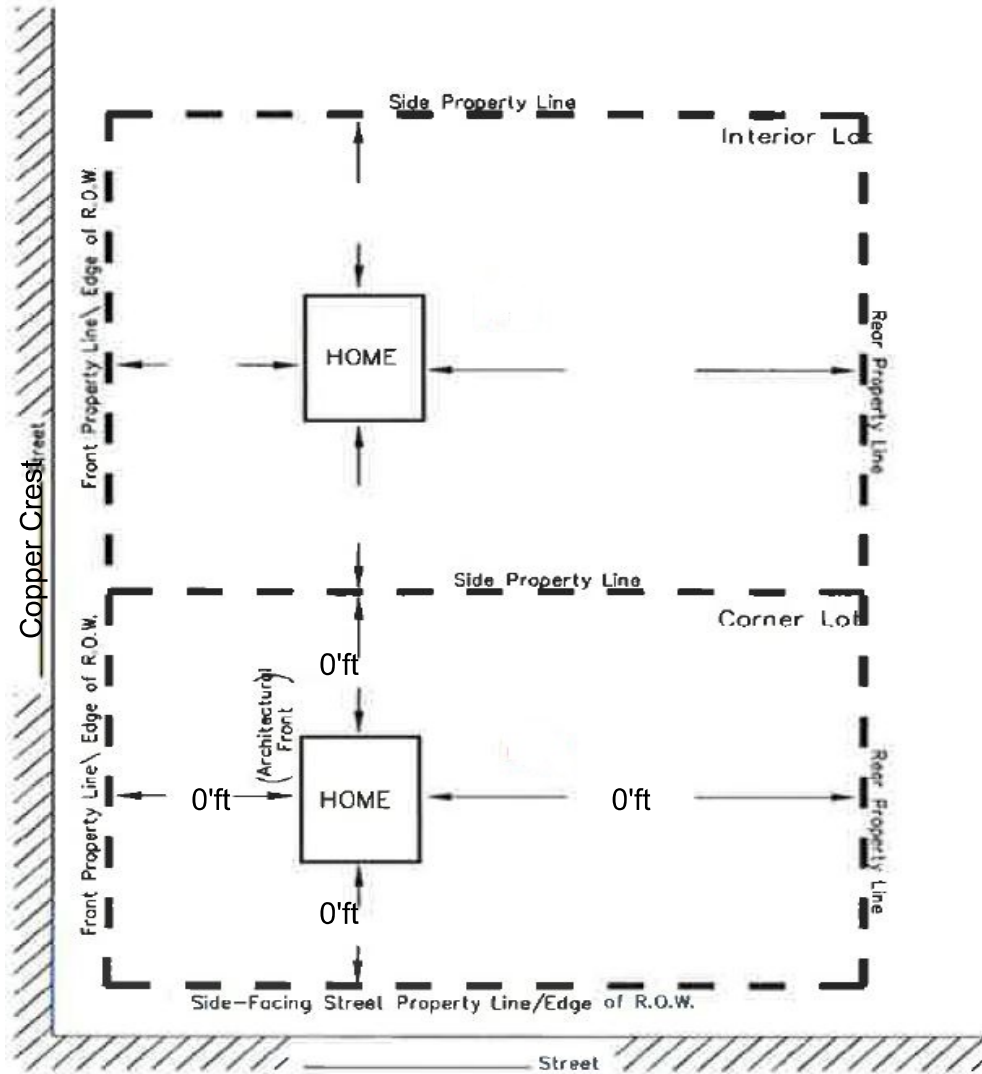
Permit Checklist

Access Type: Public Street **Alternative Access File #**
Greater than 4218 ft above sea level? Yes **Wetlands/Flood Zone?** No
Additional Setback Reqd. ? No **Meet Zone Area Frontage?** Yes
> 200 ft from paved Road? No **Hillside Review Reqd?** Yes HSR201614
Culinary Water District: PMWSD **Waste Water System:** PMWSD

Comments

1. All site improvements including the location of the multifamily/townhome and the final grading/landscaping of the site shall strictly adhere to the recommendations outlined in the Geologic Hazards Assessment Report from IGES Project No. 01628-010 dated July 15, 2016 and the attached HSR 2016-14 approval.
2. It is recommended that IGES is present during the excavation of the home site to evaluate the site specific soil conditions which will allow IGES to make any necessary modifications to the recommendations outlined in the report if differing conditions are encountered during excavation.
3. Prior to receiving the final occupancy, a Natural Hazards Notice (to be provided by Weber County) must be signed and recorded with the Weber County Recorder's office per LUC108-22-4.
4. No point of the structure and/or eaves are allowed to encroach into the public right of way known as Spring Park.

Structure Setback Graphic: New Dwelling, Addition, Etc.



Spring Park
MINIMUM YARD SETBACKS
 New Dwelling, Addition, Etc.

NOTICE FOR APPLICANT (Please Read Before Signing)

Proposals for the installation of an individual water supply and for a sanitary waste disposal system (septic tank) for any structure designed for human occupation must be approved by Weber County Health Department prior to installation.

Ronda Kippen

05/16/2017

Planning Dept. Signature of Approval

Date

I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this land use will be complied with whether specified herein or not. I make this statement under penalty of perjury.

 Contractor/Owner Signature of Approval

 Date