

Weber County Conditional Use Permit Application

Application submittals will be accepted by appointment only. (801) 399-8791. 2380 Washington Blvd. Suite 240, Ogden, UT 84401

Date Submitted / Completed	Fees (Office Use)	Receipt Number (Office Use)	File Number (Office Use)
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Property Owner Contact Information

Name of Property Owner(s) SMHG PHASE I LLC		Mailing Address of Property Owner(s) 3632 N. WOLF CREEK DRIVE, EDEN, UT 84310	
Phone 435-640-7002	Fax N/A		
Email Address (required) JW@SUMMIT.CO		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) RICK EVERSON		Mailing Address of Authorized Person 5200 S. HIGHLAND DR #101, SLC, UT 84117	
Phone 801-897-4880	Fax N/A		
Email Address RICK@WATTSENERPRISES.COM		Preferred Method of Written Correspondence <input checked="" type="checkbox"/> Email <input type="checkbox"/> Fax <input type="checkbox"/> Mail	

Property Information

Project Name SUMMIT AT POWDER MOUNTAIN PHASE 1 PRUD	Total Acreage 14.88	Current Zoning DRR-1
Approximate Address POWDER MOUNTAIN RESORT	Land Serial Number(s) ALL OF VILLAGE NESTS AT POWDER MOUNTAIN, ALL OF HORIZON NEIGHBORHOOD AT POWDER MOUNTAIN, ALL OF SUMMIT EDEN RIDGE NESTS AT POWDER MOUNTAIN, 23-144-0001, AND 23-130-0043	

Proposed Use
SINGLE FAMILY RESIDENTIAL

Project Narrative
 ON APRIL 9, 2013 THE COUNTY COMMISSION APPROVED CUP 2013-03 (SUMMIT AT POWDER MOUNTAIN PHASE 1 PRUD) WHICH INCLUDED 594.23 ACRES OF LAND. ON JULY 19, 2016 THE COUNTY COMMISSION APPROVED CUP 2016-13 WHICH AMENDED THE ORIGINAL PRUD AND SHRUNK IT DOWN TO 14 ACRES AND IDENTIFIED THE FOLLOWING PROJECTS TO BE INCLUDED:

SUMMIT EDEN RIDGE NESTS, 15 UNITS, 3.14 ACRES TOTAL, 2.69 ACRES OPEN SPACE (86%)
 VILLAGE NESTS AT POWDER MOUNTAIN, 20 UNITS, 1.38 ACRES TOTAL, 1.4 ACRES OPEN SPACE (75%)
 HORIZON NEIGHBORHOOD AT POWDER MOUNTAIN, 26 UNITS, 5.43 ACRES TOTAL, 4.51 ACRES OPEN SPACE (83%)
 SPRING PARK AT POWDER MOUNTAIN, 12 UNITS, 4.05 ACRES TOTAL, 2.43 ACRES OPEN SPACE (60%)

THIS CUP IS TO AMEND THE PRUD, SPECIFICALLY HORIZON NEIGHBORHOOD TO INCREASE THE NUMBER OF UNITS TO 30, WITH 6.31 ACRES TOTAL AND 4.96 ACRES OPEN SPACE. WE ARE ALSO REQUESTING TO INCREASE THE SIZE OF THE VILLAGE NEST PROJECT TO 2.06 ACRES WITH 1.06 ACRES OF OPEN SPACE, KEEPING THE SAME NUMBER OF UNITS.

THIS CHANGE WOULD INCREASE THE TOTAL PRUD SIZE TO 15.6 ACRES TOTAL AND 10.8 ACRES OF OPEN SPACE (69%). IT WOULD ALSO INCREASE THE TOTAL NUMBER OF UNITS FROM 73 TO 77 (A 5% DENSITY INCREASE).

Basis for Issuance of Conditional Use Permit

Reasonably anticipated detrimental effects of a proposed conditional use can be substantially mitigated by the proposal or by the imposition of reasonable conditions to achieve compliance with applicable standards. Examples of potential negative impacts are odor, vibration, light, dust, smoke, or noise.

NO DETRIMENTAL EFFECTS ARE ANTICIPATED

That the proposed use will comply with the regulations and conditions specified in the Zoning Ordinance and other applicable agency standards for such use.

THE PROPOSED USE WILL COMPLY WITH THE ZONING ORDINANCE AND PRUD STANDARDS

Property Owner Affidavit

I (We), JEFF WERBELOW, 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.

[Signature]

(Property Owner)

(Property Owner)

Subscribed and sworn to me this 7 day of JUNE, 2017



[Signature]

(Notary)

Authorized Representative Affidavit

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

[Signature]

(Property Owner)

(Property Owner)

Dated this 7 day of JUNE, 2017, personally appeared before me Jeff Werbelow, the signer(s) of the Representative Authorization Affidavit who duly acknowledged to me that they executed the same.



[Signature]

(Notary)