



Weber County

Weber County Agricultural Building Permit Exemption Application

Owner's Name HUTTER FAMILY TRUST		Date 02/10/21	Phone Number 760-310-2289		
Owner's Mailing Address 8888 EAGLE WAY HUNTSVILLE UT 84317					
Property Building Address 8888 EAGLE WAY HUNTSVILLE UT 84317					
Parcel ID Number 21-1610001	Parcel Area (Acres) 12.2	Zoning FV3	Building Footprint 50'X70'	Building Height 28'	
Description/Use of Structure POLE BARN FOR STORAGE OF TRACTOR, IMPLEMENTS , ATTACHMENTS, IRRIGATION REELS, HAY, ATV, CHICKEN FEED AND MISCELLANEOUS TOOLS.					

Qualifying Conditions:

Please verify compliance with each applicable statement below with your initials to show that the requirements for an agricultural exemption have been met:

- The proposed structure will be used only for "agricultural use" as defined in this application.
 - The proposed structure will be used "not for human occupancy" as defined in this application.
 - The proposed structure will not include electrical, plumbing, or other mechanical work.
 - The proposed structure will include electrical, plumbing, or other mechanical work and required building permits have been obtained.
 - The building is proposed to be on a subdivided lot of at least 2 acres or more, or is located on an parcel that is not a part of a subdivision.
 - The proposed structure shall be used solely in conjunction with an onsite agricultural use.
 - A site plan showing the proposed structure's location on the parcel, setbacks from other structures on the parcel, and setbacks from property lines has been submitted.
- Yes No
 Will the proposed structure be located on property included in an Agricultural Protection Area created under Title 17 Chapter 41, Agricultural and Industrial Protection Areas, of the Utah Code?

I certify that the proposed building, located at the address listed above, will be used solely in conjunction with agricultural use, and will not be used for human occupancy. I also understand that any plumbing, electrical or mechanical work in conjunction with this building is not exempt from obtaining a Building Permit.



Owner's Signature
TIMOTHY M. HUTTER, TRUSTEE

Print name

02/10/21

Date

Utah State Code References:

Utah State Code: Title 15A Chapter 1 Section 204 (15A-1-204) Adoption of State Construction Code - Amendments by commission - Approved codes – Exemptions

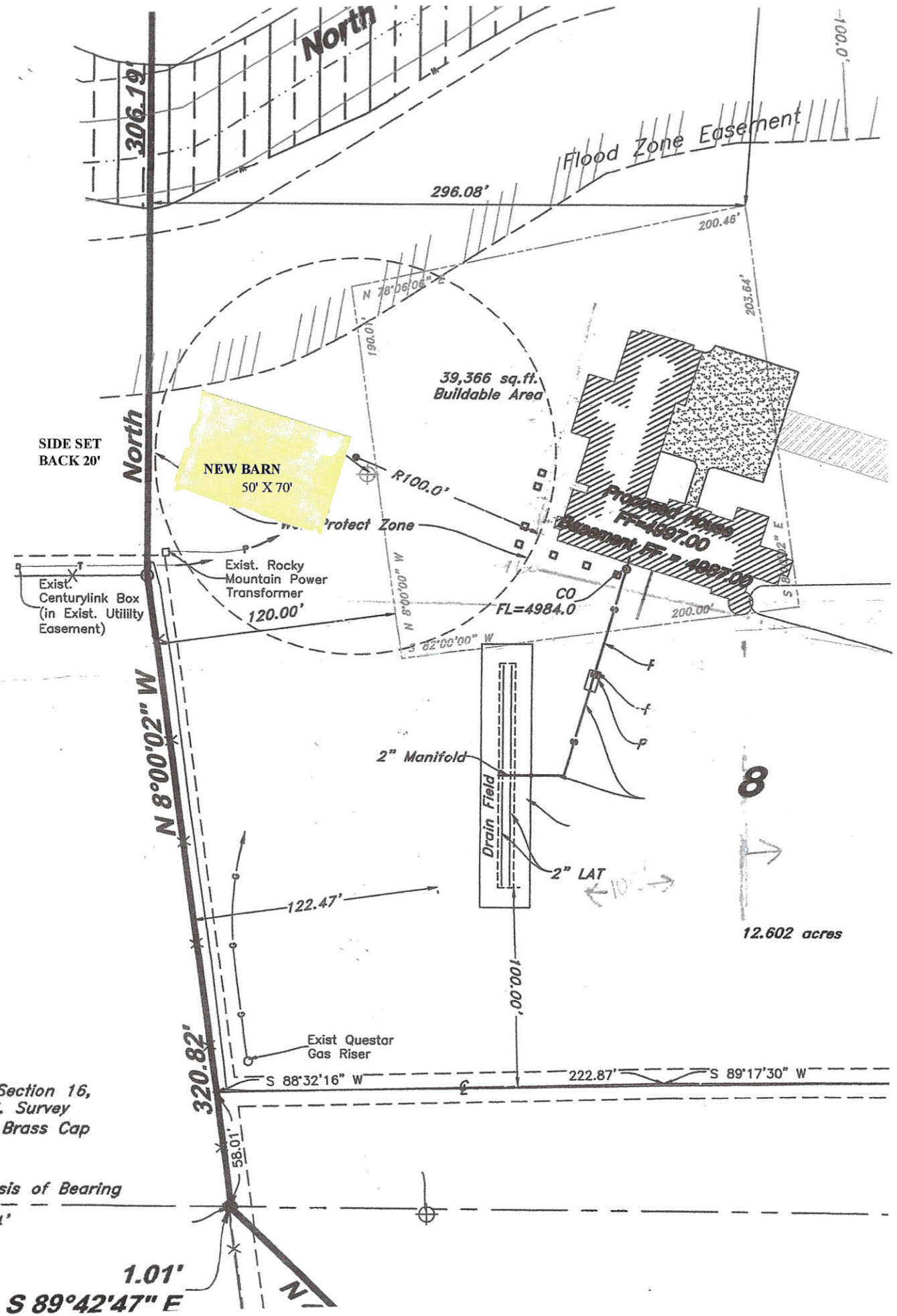
Utah Code Definitions:

Section 15A-1-202(1) "Agricultural Use" means a use that relates to tilling of soil and raising of crops, or keeping or raising domestic animals.

Section 15A-1-202(10) "Not for Human Occupancy" means the use of a structure for purposes other than protection or comfort of human beings, but allows for people to enter the structure for maintenance and repair, and care of livestock, crops, or equipment intended for agricultural uses which are kept there.

Weber County Zoning Ordinance Definitions:

Agricultural Parcel: A single parcel of land, at least 5.0 acres in area if vacant, or 5.25 acres with a residential dwelling unit. *This definition needs to be fulfilled in order to qualify for the agricultural building exemption.*



SIDE SET
BACK 20'

NEW BARN
50' X 70'

39,366 sq. ft.
Buildable Area

Proposed House
Footprint FT = 4697.00
Basement FT = 4697.00

Exist. Centurylink Box
(in Exist. Utility Easement)

Exist. Rocky Mountain Power Transformer

FL=4984.0

2" Manifold

Drain Field

2" LAT

12.602 acres

Corner of Section 16,
SLB&M, U.S. Survey
per County Brass Cap

W.C.S. Basis of Bearing

766.94'

1.01'
S 89°42'47" E

306.19'

North

N 8°00'02" W

320.82'

North

296.08'

Flood Zone Easement

200.46'

203.64'

N 78°06'06" E

190.0'

R100.0'

120.00'

122.47'

Exist Questar Gas Riser

S 88°32'16" W

222.87'

S 89°17'30" W

58.01'

100.00'

100.0'



WEBER COUNTY

Application for Assessment and Taxation of Agricultural Land UCA 59-2-501 to 515



W3123482

EW 3123482 PG 1 OF 2
LEANN H KILTS, WEBER COUNTY RECORDER
03-FEB-21 3:21 PM FEE \$40.00 DEP DC
REC FOR: TIM HUTTER

Account Number: 3874

Change Date: 23-DEC-2020

Owner and Lessee Information

Owner's Name: HUTTER FAMLTY TRUST
Mailing Address: 8888 EAGLE WAY
City, State: HUNTSVILLE UT

Zip: 843179768

Phone:

Lessee's Name:

Mailing Address:

City, State:

Zip:

Property Information

Total Acres: 11.2

Serial Numbers: 211610001

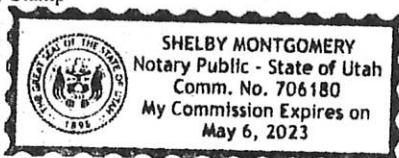
Legal Description: SEE ATTACHED

Certification

Read the following and sign below. Signature(s) must be notarized.

I certify: (1) THE FACTS SET FORTH IN THIS APPLICATION ARE TRUE. (2) The agricultural land covered by this application constitutes no less than five contiguous acres exclusive of homesite and other non-agricultural acreage (see Utah Code 59-2-503 for waiver). (3) The land is currently devoted to agricultural use and has been devoted for two successive years immediately preceding the tax year for which valuation under this act is requested. (4) The land produces in excess of 50 percent of the average agricultural production per acre for the given type of land and the given county or area. (5) I am fully aware of the five-year rollback tax provision which becomes effective upon a change in use or other withdrawal of all or part of the eligible land. I understand that the rollback tax is a lien on the property until paid and that the application constitutes consent to audit and review. I understand that I must notify the county assessor of a change in land use to any non-qualifying use, and that a penalty of the greater of \$10 or 2 percent of the computed rollback tax due for the last year will be imposed on failure to notify the assessor within 120 days after change in use.

Notary Stamp



Owner
X

Date

Owner
X

Date

Owner
X

Date

Owner
X

Date

Owner
X

Date

Owner
X

Date

Date Subscribed and Sworn

02/03/2021

Notary Signature

X

Shelby Montgomery

County Assessor Signature

X

Angela Hill

Date

2-3-21

Account 3874

Serial Number: 211610001

Acres: 12.196

Desc Chg: 23-DEC-2020

11 ALL OF LOT 12, RIVER RANCH LOT 8 AMDENDMENT, WEBER COUNTY,
12 UTAH.