



Weber County Planning Division
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Weber County Commission
NOTICE OF DECISION

December 5, 2023

Steve Anderson (Authorized Representative)
Bryan Bayless (Authorized Representative)
Nilson Homes
Approximately 2855 W North Plain City Road
Plain City 84404

You are hereby notified that the Weber County Commissioners granted final approval of The Grove at JDC Ranch Phase 1 during a public meeting that was held on November 28th, 2023. The approval is based on the following conditions:

1. Before the subdivision plat is recorded funds to cover the cost of the remaining subdivision improvements for phase 1 are secured and the improvements guarantee is complete.
2. The improvement guarantee is recorded.

This recommendation is based on the following findings:

1. The proposed subdivision conforms to the Western Weber General Plan.
2. The proposed subdivision complies with the applicable County codes.
3. The subdivision conforms to zoning and subdivision ordinances.

Sincerely,
Felix Lleverino, Planner II
801-399-8767
Weber County Planning

Time limitation for plat recordation. A subdivision plat shall be recorded in the Office of the County Recorder within one year of final approval by the Land Use Authority. After that, the plat shall have no validity. Subdivisions with multiple phases must record a new phase within one year from the date the previous phase being recorded until the subdivision is completed or the plat shall have no validity. The planning director may grant a one-time extension for final subdivision approval, for a maximum of one year. A multiple phase subdivision may receive only one time extension, not one time extension per phase. One additional time extension may be granted if the hardship is determined to be a county caused delay.