

Ogden Valley Planning Commission
NOTICE OF DECISION

March 1, 2024

Louis Meyer, Matthew Meyer
10909 E Hwy 39
Huntsville, UT 84317

Case No.: Conditional Use Permit 2022-14

You are notified that the Ogden Valley Planning Commission heard your CUP application for a Recreation Lodge Resort in a public meeting held on February 27, 2024.

The Ogden Valley Planning Commission renders the following decision:

Approved based on the following conditions:

- 1) The applicant shall obtain a valid Weber County Business License, prior to operating as a recreation lodge(s).
- 2) The applicant will obtain a traffic study and any improvements to the existing access shall receive approval from UDOT.
- 3) A second access, per Weber Fire District, shall be secured, and meet any requirements from Weber Fire District and Weber County Engineering prior to issuance of a conditional use permit.
- 4) All existing structures, where any type of human occupancy is anticipated, shall be inspected and deemed up to building code, by the Weber County Building Official.
- 5) All conditions from the Weber-Morgan Health Department are satisfied.
- 6) That the 184 parking space remain included and if trailers will be allowed that there be sufficient parking and a turn-around included.
- 7) Snow storage areas be designated on site, and that there be sufficient turn around area for snow removal equipment and refuse equipment, and that these designated areas be approved by Planning staff.

This decision is based on the following findings:

- 1) The proposed use is allowed in the F-5 Zone and meets the appropriate site development standards.
- 2) The criteria for issuance of a conditional use permit have been met because mitigation of potential detrimental effects can be accomplished.

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The decision of the Planning Commission may be appealed to the Board of Adjustment by filing such appeal within 15 days after the date of the notice of decision.
Per Weber County Land Use Ordinance (108-4-8(b)), "Unless there is substantial action under a conditional use permit within a maximum period of one year of its approval from the land use authority, the conditional use permit shall expire. The land use authority may grant a maximum extension of six months. Upon expiration of any extension of time granted by the land use authority, the approval for the conditional use permit shall expire and become null and void."