



Weber County Planning Division

Date: June 26, 2014

To: Paul Strange
Cc: Commissioner Bell, Sean Wilkinson, Russ Watts

From: Scott Mendoza
Ext. 8769

Subject: Powder Mountain's DRR1 Application Submittal Review

Paul,

Below you will find a list of information and/or materials that are (required by the County's Code and) missing from Powder Mountain's rezone application:

1. Two large (24"x36") hardcopy prints of the overall conceptual master plan and each development area's individual master plan and illustrative plan. This is required in Section 102-5-5.
2. Seven (11"x17") hardcopy prints of the conceptual master plan as required in Section 102-5-5. Instead of producing seven copies of the conceptual plan, it could help to expedite the review process by providing us with 10 hardcopies of Powder Mountain's DRR1 Application Booklet.
3. An answer to question #4 in the County's rezone chapter. This question can be found in Section 102-5-4(b)(6).
4. A Cost Benefit Analysis as required by 102-5-4(c) and defined in Section 101-1-7.
5. A Recreation Facilities Plan has been submitted; however, it does not include a phasing schedule or orientation (i.e., public or private use facility). This information is required due to the Plan's definition which is found in Section 101-1-7.
6. Water and wastewater feasibility letters as required in Section 102-5-4(b)(4).
7. Electric power feasibility letter as required in Section 102-5-4(c).
8. All maps of resort boundary must be updated to show all out-parcels e.g., Powder 11 Subdivision, Powder Mountain Village, Powder Mountain West Phase 1-4, Powder Ridge Condominium, etc. As of right now it appears as though your request includes all of these other properties that SMHG does not own.
9. An Emergency Services Plan as required in Section 102-5-4(c) and defined in Section 101-1-7. Letters of feasibility, from the Weber Fire District and the Weber County Sheriff are also required.

The questions/statements below are requests/points that need to be communicated to the applicant:

1. Is it possible to provide an approximate number or a number range for the units in each development area? It will be very helpful to provide scale and perspective to the Ogden Valley Planning Commission.
2. The variances that have been requested on page 16, of the Master Plan Booklet, cannot be granted by the Land Use Authority i.e., Ogden Valley Planning Commission or County Commission.