



Weber County Planning Division
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Western Weber Planning Division
NOTICE OF DECISION

June 25, 2024

Parker Johnson
2725 N 3100 W
Ogden, UT 84401

You are hereby notified that the Weber County Planning Division granted final approval of the Villas at JDC Ranch Subdivision in a public meeting held on June 12, 2024. Final approval is subject to the following conditions:

1. Before the subdivision plat is recorded funds to cover the cost of the remaining subdivision improvements are secured and the improvements guarantee is complete and recorded.
2. The HOA documents are reviewed by the Weber County Planning Division.

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.

If you have any questions, feel free to call me at 801-399-8767.

Sincerely,
Felix Lleverino, Planner II
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.