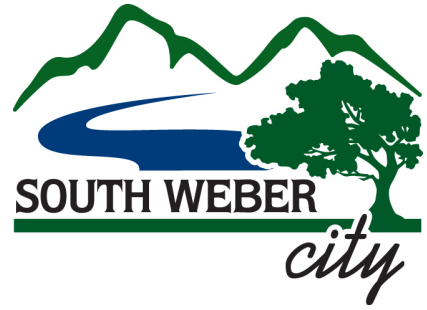


For Office Use Only

Fees received by: _____ Date of submittal: _____
Amount Paid: _____ Receipt #: _____

Initial Review, all of the required supporting materials have
been provided: _____

Sketch Plan Meeting Date: _____



**Conditional Use Sketch Plan Application
Non-Residential Zone**

Project Name: _____
Approx. Location: _____
Parcel Number(s): _____ Total Acres: _____
Current Zone: _____ If Rezoning, to what zone: _____ Bordering Zones: _____
Surrounding Land Uses: _____

Contact Information

Developer or Agent

Name: _____
Company Name: _____
Address: _____
City/State/Zip: _____
Phone: _____ Fax: _____
Email: _____

Best Way/Preferred Method of Contact:

___ Email ___ Phone ___ Fax ___ Mail

Developer's Engineer

Name: _____
Company: _____
License #: _____
Address: _____
City/State/Zip: _____
Phone: _____ Fax: _____
Email: _____

Best Way/Preferred Method of Contact:

___ Email ___ Phone ___ Fax ___ Mail

Surveyor

Check here if same as Engineer

Name: _____
Company: _____
License #: _____
Address: _____
City/State/Zip: _____
Phone: _____ Fax: _____
Email: _____

Property Owner(s)

Check here if same as Developer

Name: _____
Address: _____
City/State/Zip: _____
Phone: _____ Fax: _____
Email: _____

Conditional Use Sketch Plan Requirements

- Ownership Affidavit
- Land Survey/Legal Description
- Phase Lines (if applicable)
- Geotechnical Report – See Engineer for Requirements
- Traffic Impact Study (if applicable)

One full sized (24" x 36"), one reduced (11" x 17"), and one electronic PDF form shall be submitted of the following (north arrow pointing up or to the right):

- Context Plan** within 300' that includes, but is not limited to the following:
 - Existing Topography
 - Existing Utilities
 - Existing Natural Features, Drainage Channels, Special Views, Existing vegetation to be preserved
 - Existing Buildings
 - Existing Ingress and Egress Points
 - Location, names, and existing widths of adjacent streets
- Site Plan** that includes, but is not limited to the following:
 - Aerial Base (can be obtained from: google earth or the County)
 - Date, North point, Written & Graphic Scales
 - Name, Address, Phone Number for Engineer and/or surveyor who prepared plans
 - Location and dimensions of proposed sites to be dedicated or reserved for open space or recreational use
 - Location and ownership information of all canals, ditches, and/or waterways surrounding the subject property
 - Boundaries of Sensitive Lands as shown in General Plan
 - Wetland Delineation (if applicable)
 - Names of Surrounding Property Owners
 - Proposed water, sewer, & storm drainage
 - Proposed transportation system (including trails) and street layout (width and proposed right of way cross sections) (if applicable)
 - Proposed location of fire hydrants & street lights
 - Grading and Storm Drainage Plan
 - Parking (common & private)
 - Building Footprint
 - Location of fuel tanks (if applicable)
 - Fencing (if applicable)
 - Buffer Yard (if applicable)
- Supplemental Plans**
 - Building elevation
 - Building façade & color scheme
 - Landscaping Plan & Buffer Yard
 - Lighting Plan
 - Signage Plan
 - Fire Protection Plan
 - Any regulation(s) as stated in zoning

*All plans must be prepared and stamped by a licensed and/or certified professionals including, but not limited to, architects, landscape architects, land planners, engineers, surveyors, transportation engineers or other professionals as deemed necessary by the City Planner.

Applicant Certification

I certify under penalty of perjury that this application and all information submitted as a part of this application are true, complete, and accurate to the best of my knowledge. I also certify that I am the owner of the subject property and that the authorized agent noted in this application has my consent to represent me with respect to this application. Should any of the information or representations submitted in connection with this application be incorrect or untrue, I understand that The City of South Weber may rescind any approval, or take any other legal or appropriate action. I also acknowledge that I have reviewed the applicable sections of the South Weber City Land Development Code and that items and checklists contained in this application are basic and minimum requirements only and that other requirements may be imposed that are unique to individual projects or uses. Additionally, I agree to pay all fees associated with this project, as set by the current adopted Consolidated Fee Schedule as well as any fees associated with any City Consultant (i.e. engineer, attorney). The applicant shall also be responsible for all collection fees incurred including a collection fee of up to 40% (pursuant to the provisions of the Utah Code Ann. §12-1-11). I also agree to allow the Staff, Planning Commission, or City Council or appointed agent(s) of the City to enter the subject property to make any necessary inspections thereof.

Applicant's Signature: _____ Date: _____

Property Owner's Signature: _____ Date: _____

SUBDIVISION/PROJECT: _____

PROPERTY PARCEL NUMBER(S): _____

APPLICANT'S AFFIDAVIT

State of Utah)
County of _____) §

I/We _____, the sole owner(s)/authorized agent of the owner(s) of the property involved in this application, located at _____, swear the statements and answers contained herein, in the attached plans, and other exhibits, thoroughly, to the best of my/our ability, present the argument in behalf of the application requested herewith, and that the statements and information above referred to are in all respects true and correct to the best of my/our knowledge and belief.

Dated this _____ day of _____, _____.

Signed: _____
Property Owner or Agent

Property Owner or Agent

Subscribed and sworn to before me on this _____ day of _____, _____.

S
E
A
L

Notary Public

AGENT AUTHORIZATION

State of Utah)
County of _____) §

I/We _____, the sole owner(s) of the real property located at _____, South Weber, Utah, hereby appoint _____ as my/our agent with regard to this application affecting the above described real property, and authorize said agent to appear on my/our behalf before any city commission, board or council considering this application.

Dated this _____ day of _____, _____.

Signed: _____
Property Owner or Agent

Property Owner or Agent

Subscribed and sworn to before me on this _____ day of _____, _____.

S
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A
L

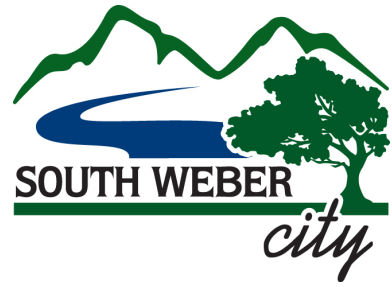
Notary Public

For Office Use Only

Fees received by: _____ Date of submittal: _____
Amount Paid: _____ Receipt #: _____

Initial Review, all of the required supporting materials have
been provided: _____

PC Meeting Date: _____



**Conditional Use Preliminary Application
Non-Residential Zone**

Project Name: _____
Approx. Location: _____
Parcel Number(s): _____ Total Acres: _____
Current Zone: _____ If Rezoning, to what zone: _____ Bordering Zones: _____
Surrounding Land Uses: _____
Phase: ____ of ____

Contact Information

Developer or Agent

Name: _____
Company Name: _____
Address: _____
City/State/Zip: _____
Phone: _____ Fax: _____
Email: _____

Best Way/Preferred Method of Contact:

___ Email ___ Phone ___ Fax ___ Mail

Developer's Engineer

Name: _____
Company: _____
License #: _____
Address: _____
City/State/Zip: _____
Phone: _____ Fax: _____
Email: _____

Best Way/Preferred Method of Contact:

___ Email ___ Phone ___ Fax ___ Mail

Surveyor

Check here if same as Engineer

Name: _____
Company: _____
License #: _____
Address: _____
City/State/Zip: _____
Phone: _____ Fax: _____
Email: _____

Property Owner(s)

Check here if same as Developer

Name: _____
Address: _____
City/State/Zip: _____
Phone: _____ Fax: _____
Email: _____

Conditional Use Preliminary Plan Requirements

The preliminary plan shall include, but is not limited to the following:

- Complete Preliminary Plan Application and payment of applicable fees
- Complete all conditions/requirements set by the Sketch Plan committee
- Two (2) Sets of Mailing Labels – listing the names/ mailing addresses for property owners within 300’ of the outer boundaries of the property
- A list of delineating parcel numbers for each of the surrounding property owners
- Current Title Report
- Draft of signed easements/agreements with adjacent property owners and others as necessary (if applicable)
- Draft of Covenants, Conditions, and Restrictions (if applicable)
- Letter of approval from applicable secondary water provider indicating date of plans reviewed and approved.
- Complete Utility Notification Form (provided with application)
- A written statement from the Army Corps of Engineers regarding wetland mitigation (if applicable)
- Preliminary Storm Drain Calculations

One full sized (24” x 36”), one reduced (11” x 17”), and one electronic PDF form shall be submitted of the following (north arrow pointing up or to the right). This is in addition to the information required by sketch plan, and it not limited to the following:

- Written indication of design criteria to be used in design of improvements
- Dimensions shown in feet and decimals
- Bearings shown in degrees, minutes, and seconds
- Contours at two foot intervals for predominant ground slopes between level and ten percent
- Contours at five foot intervals for predominant ground slopes greater than ten percent
- Location and sizes of proposed sanitary sewers and other sewage disposal facilities
- Location and sizes of culinary water facilities
- Location and size of storm drainage facilities and detention basins
- Wetland Delineation (if applicable)
- Boundaries of areas subject to flooding or storm water overflow in accordance with Federal Emergency Management Agency (FEMA) floodplain mapping.
- Width and direction of flow of all watercourses
- Include existing and proposed irrigation and natural runoff channels/courses
- Location, proposed names, widths and typical cross section of streets, curbs, gutter, sidewalks, and other improvements of proposed street and access easements
- Dimensions and locations of all existing or proposed dedications, easements, and deed restrictions
- Location of any improvements that may be required to be constructed beyond the boundaries of the development (as appropriate)
- Type and size of fencing shown along canals, waterways, and agricultural land

*All plans must be prepared and stamped by a licensed and/or certified professionals including, but not limited to, architects, landscape architects, land planners, engineers, surveyors, transportation engineers or other professionals as deemed necessary by the City Planner.

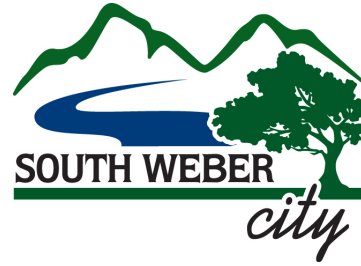
Applicant Certification

I certify under penalty of perjury that this application and all information submitted as a part of this application are true, complete, and accurate to the best of my knowledge. I also certify that I am the owner of the subject property and that the authorized agent noted in this application has my consent to represent me with respect to this application. Should any of the information or representations submitted in connection with this application be incorrect or untrue, I understand that The City of South Weber may rescind any approval, or take any other legal or appropriate action. I also acknowledge that I have reviewed the applicable sections of the South Weber City Land Development Code and that items and checklists contained in this application are basic and minimum requirements only and that other requirements may be imposed that are unique to individual projects or uses. Additionally, I agree to pay all fees associated with this project, as set by the current adopted Consolidated Fee Schedule as well as any fees associated with any City Consultant (i.e. engineer, attorney). The applicant shall also be responsible for all collection fees incurred including a collection fee of up to 40% (pursuant to the provisions of the Utah Code Ann. §12-1-11). I also agree to allow the Staff, Planning Commission, or City Council or appointed agent(s) of the City to enter the subject property to make any necessary inspections thereof.

Applicant's Signature: _____ Date: _____

Property Owner's Signature: _____ Date: _____

**All Plans Must Reflect The Following Date
& South Weber City Stamp:**



*If a utility can not be reached to sign this form, a letter stating service will be provided from that utility is acceptable, provided that the same plans have been shown to all utilities. Plans will not be approved by the city until this document is completed and returned.

Utility Notification Form

Project/Subdivision

Developer or Agent

Name: _____

Name: _____

Residential Commercial

Company Name: _____

Approx. Location: _____

Address: _____

Parcel Number(s): _____

City/State/Zip: _____

Number of Lots: _____

Phone: _____

Phase: ____ of ____ PUD: Yes / No

Fax: _____

Email: _____

QUESTAR GAS

Name: _____
(please print)

Title: _____

Phone: _____

Signature: _____

Date: _____

COMCAST CABLE TV

Name: _____
(please print)

Title: _____

Phone: _____

Signature: _____

Date: _____

QWEST

Name: _____
(please print)

Title: _____

Phone: _____

Signature: _____

Date: _____

ROCKY MOUNTAIN POWER

Name: _____
(please print)

Title: _____

Phone: _____

Signature: _____

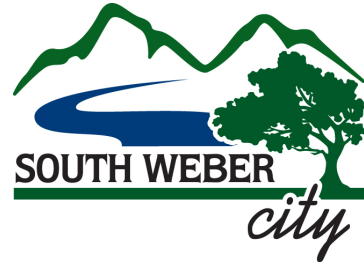
Date: _____

For Office Use Only

Fees received by: _____ Date of submittal: _____
Amount Paid: _____ Receipt #: _____

Initial Review, all of the required supporting materials have
been provided: _____

CC Meeting Date: _____



**Conditional Use Final Application
Non-Residential Zone**

Project Name: _____
Approx. Location: _____
Parcel Number(s): _____ Total Acres: _____
Current Zone: _____ If Rezoning, to what zone: _____ Bordering Zones: _____
Surrounding Land Uses: _____
Phase: ____ of ____

Contact Information

Developer or Agent

Name: _____
Company Name: _____
Address: _____
City/State/Zip: _____
Phone: _____ Fax: _____
Email: _____

Best Way/Preferred Method of Contact:

___ Email ___ Phone ___ Fax ___ Mail

Developer's Engineer

Name: _____
Company: _____
License #: _____
Address: _____
City/State/Zip: _____
Phone: _____ Fax: _____
Email: _____

Best Way/Preferred Method of Contact:

___ Email ___ Phone ___ Fax ___ Mail

Surveyor

Check here if same as Engineer

Name: _____
Company: _____
License #: _____
Address: _____
City/State/Zip: _____
Phone: _____ Fax: _____
Email: _____

Property Owner(s)

Check here if same as Developer

Name: _____
Address: _____
City/State/Zip: _____
Phone: _____ Fax: _____
Email: _____

Conditional Use Final Plan Requirements

The final plan shall include, but is not limited to the following:

- Complete Preliminary Plan Application and payment of applicable fees
- Complete all conditions/requirements set by the Planning Commission
- Finalized Draft of Covenants, Conditions, and Restrictions (if applicable)
- Final Storm Drain Calculations
- Any applicable agreements finalized, signed, and proof of recording with county provided (agreements with South Weber City must be finalized and remain unsigned)
- Finalized set of certified, stamped construction drawings and specifications as prepared by a licensed civil engineer
- One (1) full sized (24" x 36"), one (1) reduced (11" x 17"), and one (1) electronic PDF form shall be submitted of all drawings with the top of the sheet facing up or to the right
- Letter of approval from applicable secondary water provider indicating date of plans reviewed and approved (if plans have been significantly altered from preliminary plan.)

*All plans must be prepared and stamped by a licensed and/or certified professionals including, but not limited to, architects, landscape architects, land planners, engineers, surveyors, transportation engineers or other professionals as deemed necessary by the City Planner.

Applicant Certification

I certify under penalty of perjury that this application and all information submitted as a part of this application are true, complete, and accurate to the best of my knowledge. I also certify that I am the owner of the subject property and that the authorized agent noted in this application has my consent to represent me with respect to this application. Should any of the information or representations submitted in connection with this application be incorrect or untrue, I understand that The City of South Weber may rescind any approval, or take any other legal or appropriate action. I also acknowledge that I have reviewed the applicable sections of the South Weber City Land Development Code and that items and checklists contained in this application are basic and minimum requirements only and that other requirements may be imposed that are unique to individual projects or uses. Additionally, I agree to pay all fees associated with this project, as set by the current adopted Consolidated Fee Schedule as well as any fees associated with any City Consultant (i.e. engineer, attorney). The applicant shall also be responsible for all collection fees incurred including a collection fee of up to 40% (pursuant to the provisions of the Utah Code Ann. §12-1-11). I also agree to allow the Staff, Planning Commission, or City Council or appointed agent(s) of the City to enter the subject property to make any necessary inspections thereof.

Applicant's Signature: _____ Date: _____

Property Owner's Signature: _____ Date: _____