

CONDITONAL USES IN RESIDENTIAL ZONES GENERAL APPLICATION INFO

(For full Ordinance info, See City Ordinance 10-7)

PROCEDURE: Any person seeking a conditional use permit shall first submit an application to the Planning Commission. All information must be submitted no later than 3 weeks prior to the meeting. The City will send written notice of the application to the residents and/or property owners within 300 feet of the applicant's property.

EFFECT ON PRIVATE COVENANTS AND AGREEMENTS: Title 10, Zoning Regulations, of the South Weber City ordinances shall not nullify the more restrictive provisions of private covenants and agreements entered into between private persons, but shall prevail notwithstanding such provisions which are less restricted. Enforcement of private covenants and agreements affects only the parties in interest and the responsibility therefore may not be assumed by the City or its agents.

APPEAL: In the event of disapproval or objection to any condition or limitation requirement made by the Planning Commission as set forth in subsection 10-7-4, appeal may be made in writing, addressed to the Board of Adjustment and shall set forth specifically the matter objected to, and must be filed within ten (10) days from the date wherein the Planning Commission rendered its decision.

SUBSEQUENT PERMITS/LICENSES: Following the issuance of a conditional use permit, the zoning administrator shall ensure all applicable building permits and/or business licenses applications are provided and once received will ensure that the development is undertaken in compliance with both said permits/licenses and conditions set forth during final approval of the Conditional Use Permit. If the nature of the conditional use is such that it requires a City business license, a City business license shall be maintained and renewed as required by Title 3. Any business license which is allowed to expire and is not renewed within one year of its expiration shall be deemed to be abandoned, the conditional use permit shall expire, and the business shall cease operations if it has not already done so.

APPLICATION EXPIRATION: The application shall expire six (6) months from the date of initial application. Upon expiration, the applicant shall be required to reapply and pay all associated fees. The applicant may request a six (6) month extension due to extenuating circumstances out of the control of the applicant.

TIME LIMIT: Unless the uses and conditions prescribed in the conditional use permit are implemented within a maximum period of one year from its issuance, the conditional use permit shall expire. If the nature of the conditional use is such that it requires a City business license and a business license has not been obtained for the conditional use within one year from the date of conditional use permit issuance, the permit shall expire. The original approving body may grant a maximum extension of six (6) months under extenuating circumstances out of the control of the applicant.

THE FOLLOWING MUST BE SUBMITTED
WITH YOUR APPLICATION:

Please submit all requested items and answer all questions as completely as possible, omission of any pertinent data may delay the processing of this application. If there are any questions regarding your application, please contact the City Office at (801) 479-3177.

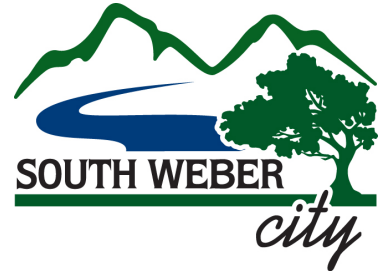
- Fee: See Current Fee Schedule
- Sign Plan and/or Site Plan (if applicable)
- Copy of County Recorder Property Plat(s) showing all of the subject property, clearly marked, and all adjoining properties within 300 feet of the subject property. This can be obtained from the County Recorder's office or a copy from the plat held in the South Weber City office.
- One set of typed labels listing the names and mailing addresses, including zip codes, of property owners within 300 feet from the outer boundary of the subject property. This includes property owners across streets and in the rear of the subject property. Names may be obtained from current property plat(s), and addresses from the telephone book. Any addresses not found in this manner may be obtained at the County Assessor's Office, Davis County Courthouse, Farmington, Utah. Please be prepared to allow two (2) days to search the records.
*The County and/or City Office will create the labels for you for an additional fee.
- All businesses must be inspected and approved by the South Weber Fire Department. Please contact the City Office at 801-479-3177 to arrange a date and time for this inspection. The inspection must be completed at the time of application submission.

For Office Use Only

Application #: _____
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 Application
Residential Zone**

- | | | |
|--|--|---|
| <input type="checkbox"/> Daycare/Preschool | <input type="checkbox"/> Service Accessory | <input type="checkbox"/> Twin Home |
| <input type="checkbox"/> Planned Dwelling Group | <input type="checkbox"/> Model Home | <input type="checkbox"/> Group Home |
| <input type="checkbox"/> Recreational Vehicle Park | <input type="checkbox"/> Hobby Kennel | <input type="checkbox"/> Dog Kennel |
| <input type="checkbox"/> Electronic Comm. Facility | <input type="checkbox"/> Rental Unit | <input type="checkbox"/> Other Requiring CU _____ |

Property Address: _____

Parcel Number(s): _____ **Total Acres:** _____

Current Zone: _____ **If Rezoning, to what zone:** _____ **Bordering Zones:** _____

Surrounding Land Uses: _____

Business Name (if applicable): _____

Anticipated # of Employees: 0 1-10 11-20 21+

Anticipated # of Customers on a Daily Basis: 0 1-10 11-20 21+

Available Parking Spaces: _____

Sign Description (attach separate sketch): _____

#Residential Units (if applicable): _____

#of Dogs (Kennels Only): _____

Hours of Operation: _____

Contact Information

Property Owner(s)

Authorized Agent

(Owner Must Sign Authorization Form)

Name: _____

Address: _____

City/State/Zip: _____

Phone: _____

Fax: _____

Email: _____

Name: _____

Address: _____

City/State/Zip: _____

Phone: _____

Fax: _____

Email: _____

Best Way/Preferred Method of Contact:

Best Way/Preferred Method of Contact:

___Email ___Phone ___Fax ___Mail

___Email ___Phone ___Fax ___Mail

PROJECT: _____

PROPERTY PARCEL NUMBER(S): _____

APPLICANT’S AFFIDAVIT

State of Utah)
County of _____)

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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. I/We do also hereby give permission to South Weber City to place a city “public notice” sign on the property contained in this application for the purpose of notification of the conditional use application and to enter the property to conduct any inspections related to 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
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
E
A
L

Notary Public