

APPLICATION FOR CHANGE OF ZONING

South Weber City
1600 East South Weber Drive
South Weber, Utah 84405
Phone: (801) 479-3177 Fax: (801) 479-0066

OFFICE USE: Application # 2015-3 Fee \$ 300.00 Receipt # 10.02-0889 Date Received 7/17/15

Owner of Property Perga Development, LLC

Applicant's Name Perga Development, LLC
Mailing Address PO BOX 980 City, State, Zip Farmington, UT 84025
Phone 801-645-6735 Fax _____ Email mike@bastianrealestategroup.com

Agent's Name _____
Mailing Address _____ City, State, Zip _____
Phone _____ Fax _____ Email _____

Request: 1.036 Acres/Sq. Feet be changed from RM zone to RL zone
_____ Acres/Sq. Feet be changed from _____ zone to _____ zone

Property Address: 1716 East 7250 South

Parcel Number(s): 13-304-0001 Total Acres or Sq. Feet: 1.036

Legal Description: (If description is longer than space provided, please submit complete legal description on an addendum sheet.)

ALL OF LOT 1-R, CANYON VISTAS SUBDIVISION. CONT. 1.03600 ACRES.

What is the proposed use?

Residential with animals permitted per the RL zone. This lot is more than an acre with topography that makes it ideal for animal keeping.

In what way does the proposal recognize the City's General Plan?

Surrounding property is currently zoned RL or A.

Public Notice Authorization: I (we) do hereby give permission to South Weber City to place a city Apublic notice@ sign on the property contained in this application for the purpose of notification of the change of zoning application.

Signed:

Michael C Bastian
Property Owner

Property Owner

APPLICANT'S AFFIDAVIT

State of Utah)
County of Davis)

I (we) Michael Bastian, being duly sworn, depose and say I (we) am (are) the sole
Property Owner(s) or Agent of Owner
owner(s)/agent of the owner(s), of the property involved in this application, to-wit, 1716 E. 7250 S.
Property Address

and that the statements and answers contained herein, in the attached plans, and other exhibits, thoroughly and to the best of my ability, present the argument in behalf of the application. Also, all statements and information are in all respects true and correct, to the best of my knowledge and belief.

Dated this 16 day of July, 2015.

Signed:

Michael C Bastian
Property Owner or Agent

Property Owner or Agent

Subscribed and Sworn before me this 16 day of July, 2015.

Notary Public:

Danielle H. Stahe



AGENT AUTHORIZATION

State of Utah)
County of _____)

I (we) _____, the sole owner(s) of the real property located at
Property Owner(s)
_____, South Weber City, Utah do hereby appoint _____,
Property Address

as my (our) agent to represent me (us) with regard to this application affecting the above described real property, and to appear on my (our) behalf before any city boards considering this application.

Dated this _____ day of _____, _____.

Signed:

Property Owner

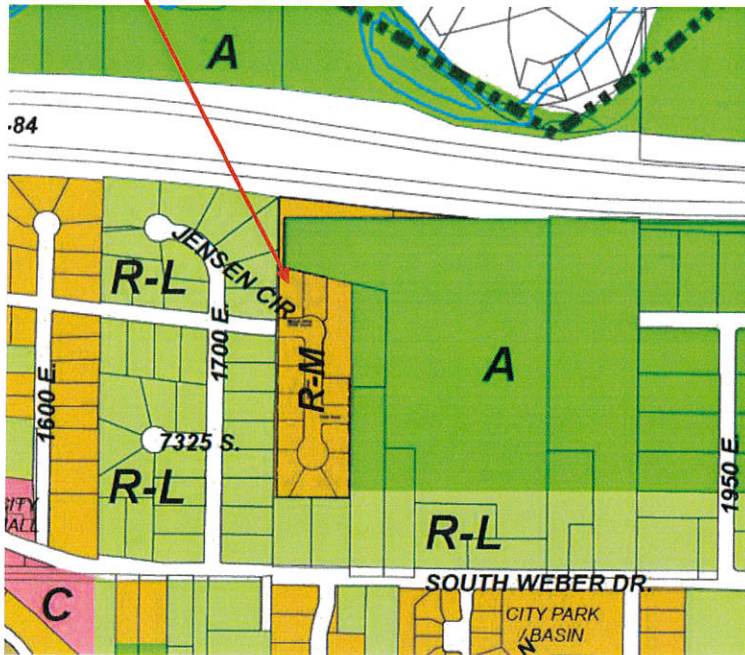
Property Owner

Subscribed and Sworn before me this _____ day of _____, _____.

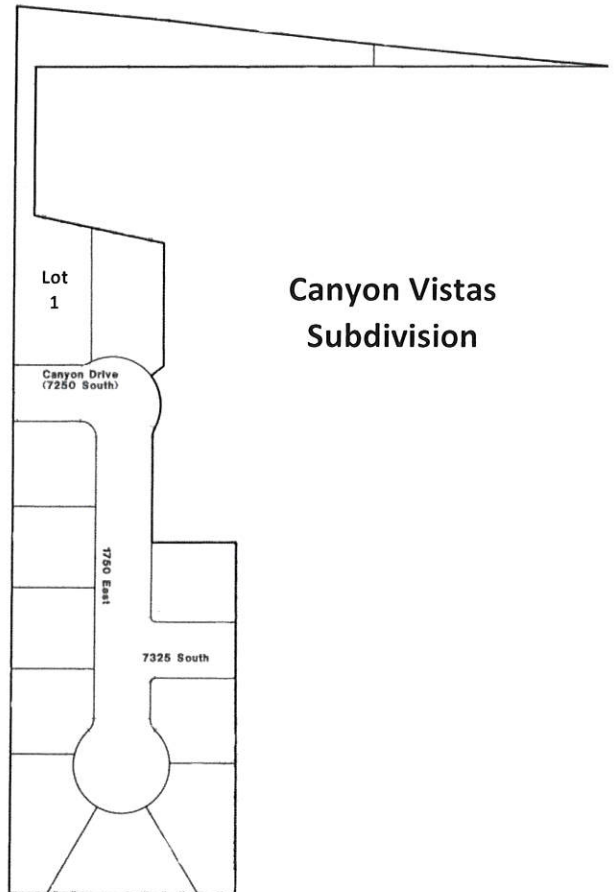
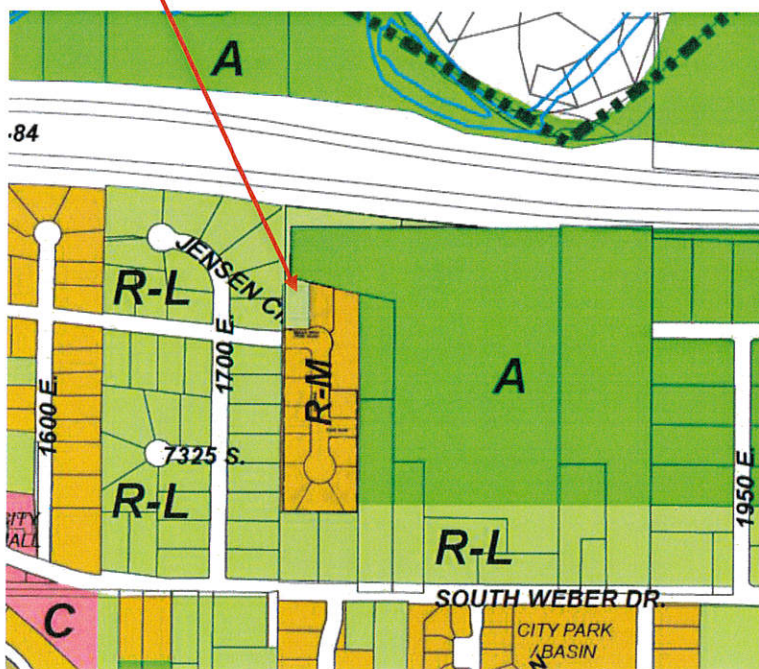
Notary Public: _____

Canyon Vistas Lot 1R Rezone Request

Current Zoning: R-M



Proposed Zoning: R-L



Canyon Vistas
Subdivision

CANYON VISTAS SUBDIVISION

PART OF THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY
SOUTH WEBER CITY, DAVIS COUNTY, UTAH

Panga Development LLC
Owns All Lots Not Marked

NOTES

1. PANGA IS CURRENTLY OWNED PERSONALLY.
2. MINIMUM LOT SIZE IS 9,000 S.F. MINIMUM LOT SIZE IS 14,534 S.F.
3. ALL LOTS ARE SUBJECT TO THE REQUIREMENTS OF THE DAVIS COUNTY ZONING ORDINANCE, DATED JULY 15, 2013.
4. ALL STRUCTURES TO BE REMOVED AT TIME OF CONSTRUCTION.
5. PROPERTY SUBJECT TO MOUNT AND SLOPE FROM THE CITY ENGINEER'S REPORT.
6. PROPERTY SUBJECT TO MOUNT AND SLOPE FROM THE CITY ENGINEER'S REPORT.
7. LOTS 1-R AND 2-R ARE REMOVED LOTS AND CANNOT BE USED FOR ANY PURPOSES.
8. LOTS 1-R AND 2-R ARE REMOVED LOTS AND CANNOT BE USED FOR ANY PURPOSES.
9. LAND BOUNDARY IS BEING ESTABLISHED WITH A SURVEY AND THE SLOPE IS BEING ESTABLISHED WITH A SURVEY AND THE SLOPE IS BEING ESTABLISHED WITH A SURVEY.
10. LAND BOUNDARY IS BEING ESTABLISHED WITH A SURVEY AND THE SLOPE IS BEING ESTABLISHED WITH A SURVEY.

SETBACKS

- LOT 1-R: 10' MINIMUM
- LOT 2-R: 10' MINIMUM
- LOT 3: 10' MINIMUM
- LOT 4: 10' MINIMUM
- LOT 5: 10' MINIMUM
- LOT 6: 10' MINIMUM
- LOT 7: 10' MINIMUM
- LOT 8: 10' MINIMUM
- LOT 9: 10' MINIMUM
- LOT 10: 10' MINIMUM
- LOT 11: 10' MINIMUM
- LOT 12: 10' MINIMUM
- LOT 13: 10' MINIMUM
- LOT 14: 10' MINIMUM
- LOT 15: 10' MINIMUM
- LOT 16: 10' MINIMUM
- LOT 17: 10' MINIMUM
- LOT 18: 10' MINIMUM
- LOT 19: 10' MINIMUM
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- LOT 22: 10' MINIMUM
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- LOT 25: 10' MINIMUM
- LOT 26: 10' MINIMUM
- LOT 27: 10' MINIMUM
- LOT 28: 10' MINIMUM
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- LOT 96: 10' MINIMUM
- LOT 97: 10' MINIMUM
- LOT 98: 10' MINIMUM
- LOT 99: 10' MINIMUM
- LOT 100: 10' MINIMUM

LOT	OWNER	PID
1-R		0001
2-R		0002
3	Morgan, Mitchell	0003
4	Kosof, Jay Roberts	0004
5		0005
6		0006
7		0007
8	Elita, Craig Homes LLC	0008
9		0009
10	Kelley, T Westbrock	0010
11	Elita, Craig Homes LLC	0011
Parcel A	South Weber City	0012

