

Minutes of April 30, 2025, Administrative Review Hearing, held in the Weber County Planning Division Office, 2380 Washington Blvd., Suite 240, Ogden UT, commencing at 4:00 p.m.

Staff Present: Felix Lleverino, Planner II ; Tammy Aydelotte, Planner III

Felix Lleverino was acting stead of Rick Grover the Planning Director

1. Administrative Items

1.1 DR 2025-04: Request for approval on a design review application for a pavilion for a future Western Weber Park. Staff Presenter: Tammy Aydelotte

Tammy Aydelotte states 6/26/2024 – Design Review Approval for Phase 1. The applicant is requesting approval of a design review for the Western Weber Parks District, to improve 9.50 acres into a regional park. Phase A (previously approved) includes the parking lot along 1800 South Street, consisting of approximately 1.00 acres, and 90 parking stalls. Phase B includes the southern parking lot consisting of approximately 1.00 acres and 89 stalls. Phase C includes a pavilion (see Exhibit B). The application is being processed as an administrative review due to the approval procedures in Uniform Land Use Code of Weber County, Utah (LUC) §108-1-2 which requires the planning commission to review and approve applications for design reviews that consist of 1 acre or less.

Staff recommends approval of the Taylor West Weber Parks District Design Review Application. This application is for Phase C of the proposed development, only. This recommendation is conditioned upon all review agency requirements, and the following conditions: 1. Written approval of the design shall not be issued until the all review agency requirements have been met (Engineering). 2. Any additions/changes to existing signage, or additions/changes to existing exterior lighting must be approved by the Planning Department. This recommendation is based on the following findings: 1. Public Parks are a permitted use within the A-1 zone. 2. The applicant has demonstrated compliance with the applicable land use codes

Felix Lleverino states that he wants to make sure that if they are going to open to the public the restrooms will be functional. There is also a question of maintenance, making sure that the trash cans are emptied regularly. Ms. Aydelotte states that the Taylor West Weber Parks District own this entire parcel and they will be responsible for maintenance.

Felix Lleverino states that he is recommending approval based on the findings and conditions in the staff report.

**Adjourned 4:05pm
Respectfully submitted,
Marta Borchert**