

Minutes of the July 13, 2016 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: Ronda Kippen, Principal Planner
Felix Lleverino, Planner II
Kary Serrano, Secretary

1. Consideration and action on an administrative application for final plat approval of Summit Eden Phase 1C Amendment 3, a one lot subdivision located at 8520 E Copper Crest in the Destination and Recreation Resort Zone (DRR-1). Rick Everson, Agent

Ronda Kippen said that the applicant was not present and had no concerns. She had not received any calls or written concerns about this proposed amendment. They will be combining two parcels to create one development parcel. Staff has recommended final approval based on the following conditions of approval; a "No Access" note and line will be placed on the final plat limiting access to Parcel D8 from either Summit Pass or Copper Crest. If Parcel D8 is deemed to have slopes of 25% or greater, a note will be required to be on the final subdivision Mylar as a "Notice to Purchaser of Restricted (R) Lots" as well as identifying Parcel D8 with an "R" designation. This recommendation is based on the findings posted in the staff report and the staff report has been approved by the Planning Director Rick Grover.

2. Consideration and action on an administrative application for final approval of the Paul Gibson Subdivision, a one lot subdivision and approval of an access (AE 2016-05) by a private right of way located at 2742 S 4700 W in the Agriculture (A-1) Zone. Paul Gibson, Applicant

Felix Lleverino said the applicant was not present and he had not received any comments or concerns. Staff has recommended final approval subject to all review agencies based on the following conditions of approval; the one lot address shall be displayed in a prominently visible location at the street entrance to the flag lot access strip, private right of way, or access easement. This recommendation is based on the findings listed in the staff report.

3. Consideration and action on an administrative application of the McLean Subdivision, a one lot subdivision located at approximately 771 S 4100 W in the Agricultural-1 (A-1) Zone to include a financial guarantee for the deferral of sidewalk, curb, and gutter. The funds will be held in the engineering escrow account. Susan McLean, Applicant

Ronda Kippen said that they need to amend this agenda to read: **Consideration and action on an administrative application of the McLean Subdivision, a one lot subdivision located at approximately 771 S 4100 W in the Agricultural-1 (A-1) Zone to include the deferral of sidewalk, curb, and gutter.**

Felix Lleverino said this is an administrative application and he had not received any comments or concerns. Staff recommends final approval of McLean Subdivision, a one Lot subdivision including the reconsideration of the request for a deferral agreement for the subdivision improvements. This recommendation for approval is subject to all review agency requirements and based on the condition; prior to recording final Mylar, the applicant will enter into a deferral agreement for McLean Subdivision. The deferral agreement must be recorded with the final Mylar.

4. Adjournment: There being no further business, the meeting was adjourned at 4:45 p.m.

Respectfully Submitted,



Kary Serrano, Secretary
Weber County Planning Division