

PLANNING & ZONING COMMISSION MEETING AGENDA
November 7, 2023
6:00 PM

Notice is hereby given that Moroni City Planning & Zoning Commissioners will hold their monthly meeting on Tuesday, November 7, 2023, at the Moroni City Community Center, 80 S. 200 W., Moroni, Utah, which meeting shall begin at 6:00 p.m.

1. Welcome – Commission Chair Greg Hill
Motion to begin meeting/Roll Call
2. Guadencia Bautista Mendoza, Mauro Martines, and Edgar Martinez
4 Plex at 254 East 100 North
3. Clancy Johnson – Shed at 284 W 270 N
4. Brad Aldridge – Fence at 144 West 100 South
5. Minutes – October 3, 2023
6. Report of Commissioners and staff
7. Adjourn

NOTE:

- No decisions may be made during this meeting if the item is not specifically on the agenda.

I, Carol Haskins, the duly appointed and acting Recorder/Clerk for Moroni City, hereby certify the copies of the above stated agenda were posted at the City Hall and the Utah Public Notice website. <https://utah.gov/pmn/index.html>

Carol Haskins, Recorder/Clerk
Planning and Zoning Secretary

In compliance with Section 504 of the Rehabilitation Act of 1973 in regards to the American Disability Act (ADA) of '91, individuals needing special accommodations (including auxiliary aids and services) during this meeting notify the Moroni City Recorder/Clerk at least three (3) days prior to this meeting.



Moroni City

Zoning Permit Application

80 South 200 West
PO BOX 870
Moroni UT 84646
435.436.8359
cityhall@moronicity.org



Items to accompany this application:

- *A scale drawing showing the existing conditions and details of the proposed development.
- To scale with an arrow indicating north
- Lot lines and their dimensions
- Adjacent streets, roads, right of way and easements
- Location of proposed construction and/or improvements, including location of landscape elements
- Location of all existing structures on property, including utility lines, poles, fences
- Motor vehicle access
- Location of proposed fence
- Any necessary explanatory notes

*Property Survey: An official survey of the property on which building is to occur.

*Engineered drawings approved by city engineer

*Any required utility easements

Personal Information

Applicant Name: Gaudencia Bautista Mauro Martinez
Edgar Martinez

Address: 310 Bown hwy 28 Fayette UT 84630

Phone: 801-259-6294

Proposed Site Information

Address: 254 East 100 North

County serial number as recorded on plat map: S19015X1

Name of legal owner: Gaudencia Bautista Mauro Martinez
Edgar Martinez

Description of work: _____

Building/Contractor Information

Name: Daniel Lopez

Business Name: DL Drywall and painting LLC

Address: 1469 S 30 E payson UT 84601

Phone number: 385-277-2837

Setbacks

North: 25' FEET

South: 51' FEET

East: 12' FEET

West: 56 FEET

Setback at front of building: 25' FEET

Setback that faces street: 25' FEET

I understand that this zoning application becomes null and void if a building permit has not been obtained from the Sanpete County Building Inspectors office for this project within 60 days from the date of approval.

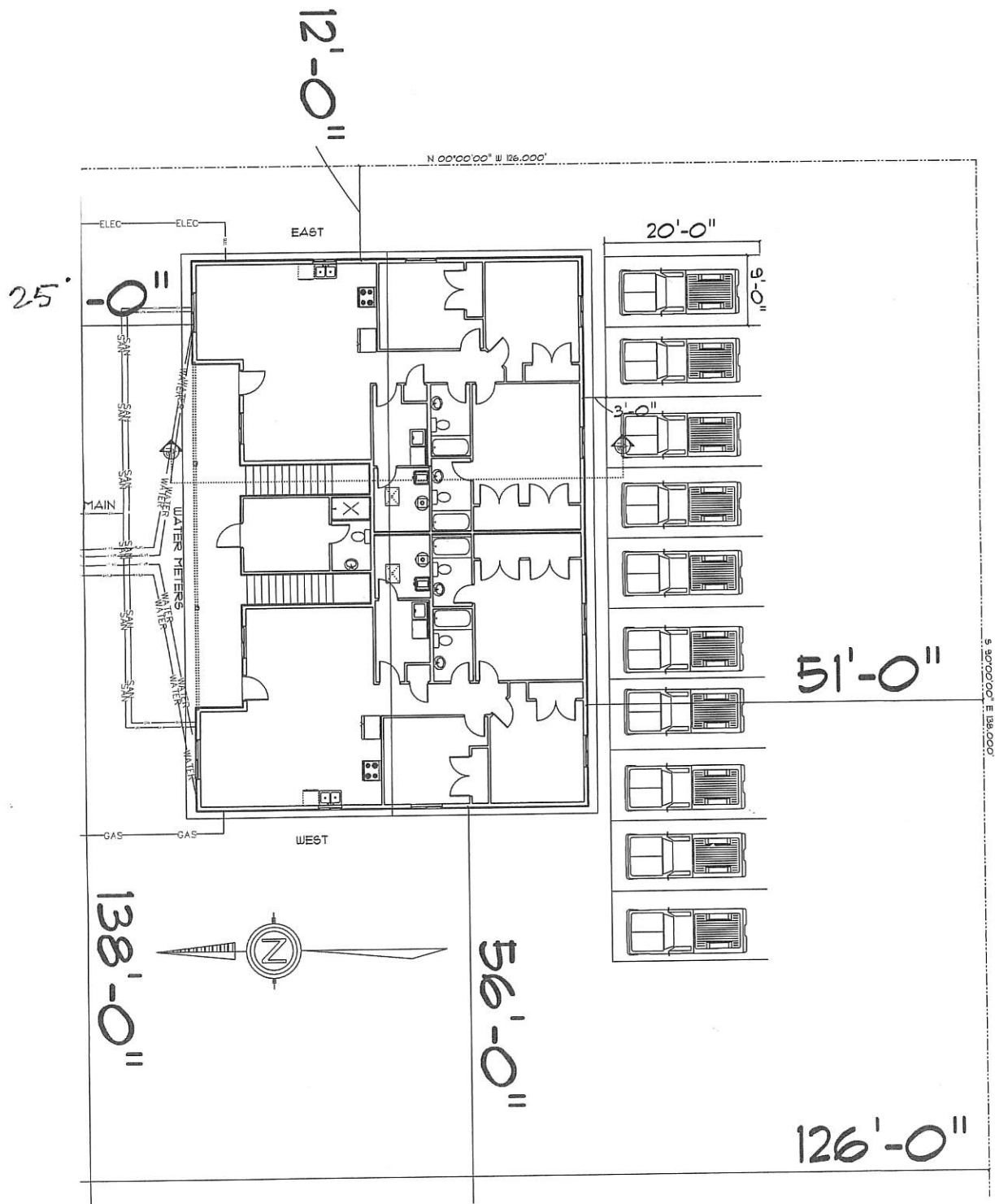
Applicant: Gaudencia Bautista, Edgar
Daniel Lopez Date: 9-22-23

This application was approved at the Planning and Zoning meeting dated _____. All documents were examined and found to be in compliance with the Moroni City Zoning Ordinances.

Zoning Official: _____

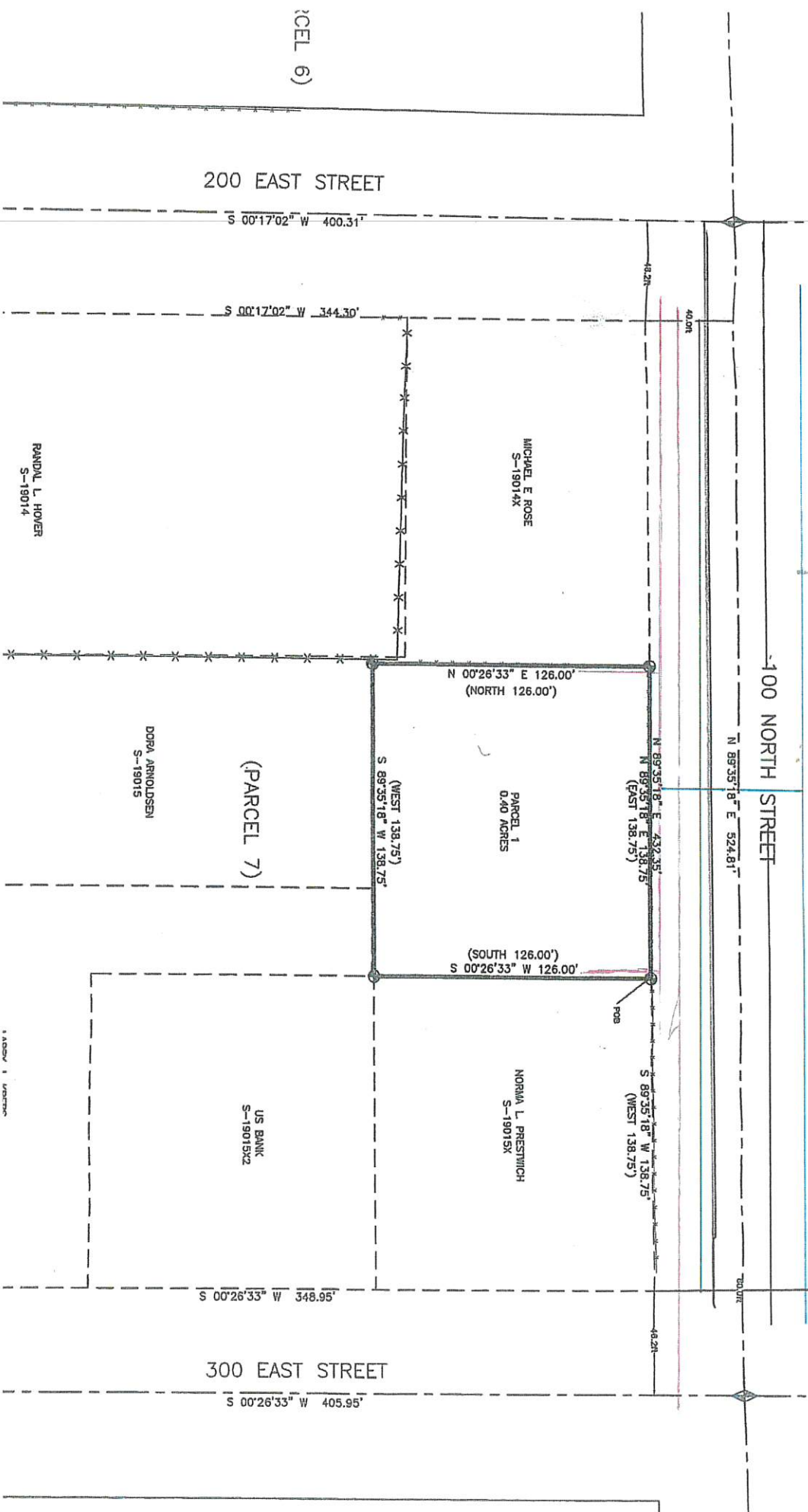
Council Member: _____

City Recorder: _____



1" = 100' 0" 0" 0"
 Water
 Sewer
 Edge of Road

CONTRACT REPRESENTATION OR (M.F.N) ABOUT SEWERLINE & OVERHEAD LINE
 CONTRACT REPRESENTATION ENERGY TO INFORM THEM ABOUT ALEX BERNIS BUILT
 CONTRACT REPRESENTATION CITY PUBLIC WORKS ABOUT WATER LINE PRIOR TO INSTALLATION
 Water Meters Placed @ Property Line



100 NORTH STREET

N 89°35'18" E 524.81'

N 89°35'18" E 432.35'

N 89°35'18" E 138.75'
(EAST 138.75')

S 89°35'18" W 138.75'
(WEST 138.75')

PCB

EL E ROSE
19014X

N 00°26'33" E 126.00'
(NORTH 126.00')

PARCEL 1
0.40 ACRES

NORMA L. PRESTWICH
S-19015X

(SOUTH 126.00')
S 00°26'33" W 126.00'

(WEST 138.75')
S 89°35'18" W 138.75'

(PARCEL 7)

DORA ARNOLDSEN
S-19015

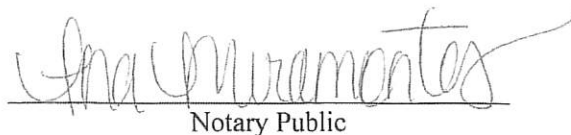
US BANK
S-19015X2

INDAL L. HOVER
S-19014

LARRY J. KREBS
S-19015

100 NORTH

151.5'	138.75'	138.75'
112 Michael E Rose Trustees S. 19014X 0.39ac E# 225745	519015X1 Guadencina Bautista Mendoza Etal JT E# 324393 40Ac	519015X Norma Lall Prestwich Trustee E# 236965 40Ac
151.50	100	42.50
80 Mark E Ford Etux JT	P 7 Kay L	519015X2 US Bank NA Trustee





This application was approved at the Planning and Zoning meeting dated _____ . All documents were examined and found to be in compliance with the Moroni City Zoning Ordinances.

49.5'

25'

18'

PROPOSED
SHED

24'

22'

107.25'



61.6' RETAINING WALL

214.5'

EX. HOUSE

107.25'

110.5'

220th STREET



SCALE
1"=30'

- LEGEND
- = SET 5/8" REBAR WITH CAP
 - = FOUND REBAR WITH CAP
 - ◆ = SECTION CORNER
 - = LAND OWNER DEED DESCRIPTION LINE
 - = PARCEL LINE
 - = PARCEL LINES
 - = EXISTING FENCE LINE
 - = DESCRIBED BOUNDARY

NARRATIVE

This survey was conducted to establish visual boundary lines of the parcel described below. The current deed line was surveyed and located as plot indicators.

Survey requested by CLANCY JOHNSON

CURRENT DEED DESCRIPTION

TAX SERIAL NO. 19109; BEGINNING AT THE SOUTHWEST CORNER OF PARCEL 67, PLAT 24, MONROE COUNTY SURVEY, BARNEST CO. SEC. 16, T. 12N., R. 10E., S. 1E., 11.050 FEET, MORE OR LESS TO A POINT 104.00 FEET WEST OF THE SOUTHWEST CORNER OF PARCEL 67; THENCE NORTH 107.25 FEET; THENCE WEST 51.00 FEET; THENCE NORTH 107.25 FEET; THENCE WEST 3.75 FEET; THENCE SOUTH 214.50 FEET TO THE POINT OF BEGINNING.

SURVEYOR'S CERTIFICATE

I, DANIEL W. WILSON, DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH IN ACCORDANCE WITH TITLE 20, PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACT, AND THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAN IN ACCORDANCE WITH 17-2-217 AND HAVE VERIFIED ALL NEIGHBOR CENTRYS, AND HAVE PLACED NONMENTION REPRESENTATION ON THIS PLAN. I FURTHER CERTIFY THAT THIS PLAN IS A CORRELATION REPRESENTATION OF THE LAND SURVEYED AND HAS BEEN PREPARED IN CONFORMANCE WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF THE LAW.



DATE N. PENNCO 10/18/2023
DATE
SU127
UT LICENSE NO.

RECORD OF SURVEY

**SURVEY FOR
CLANCY JOHNSON**

SECTION A. r 19 S. R. J. E. S. 2000
 CHAPTER 1000, 1001, 1002, 1003, 1004, 1005, 1006, 1007, 1008, 1009, 1010, 1011, 1012, 1013, 1014, 1015, 1016, 1017, 1018, 1019, 1020, 1021, 1022, 1023, 1024, 1025, 1026, 1027, 1028, 1029, 1030, 1031, 1032, 1033, 1034, 1035, 1036, 1037, 1038, 1039, 1040, 1041, 1042, 1043, 1044, 1045, 1046, 1047, 1048, 1049, 1050, 1051, 1052, 1053, 1054, 1055, 1056, 1057, 1058, 1059, 1060, 1061, 1062, 1063, 1064, 1065, 1066, 1067, 1068, 1069, 1070, 1071, 1072, 1073, 1074, 1075, 1076, 1077, 1078, 1079, 1080, 1081, 1082, 1083, 1084, 1085, 1086, 1087, 1088, 1089, 1090, 1091, 1092, 1093, 1094, 1095, 1096, 1097, 1098, 1099, 1100, 1101, 1102, 1103, 1104, 1105, 1106, 1107, 1108, 1109, 1110, 1111, 1112, 1113, 1114, 1115, 1116, 1117, 1118, 1119, 1120, 1121, 1122, 1123, 1124, 1125, 1126, 1127, 1128, 1129, 1130, 1131, 1132, 1133, 1134, 1135, 1136, 1137, 1138, 1139, 1140, 1141, 1142, 1143, 1144, 1145, 1146, 1147, 1148, 1149, 1150, 1151, 1152, 1153, 1154, 1155, 1156, 1157, 1158, 1159, 1160, 1161, 1162, 1163, 1164, 1165, 1166, 1167, 1168, 1169, 1170, 1171, 1172, 1173, 1174, 1175, 1176, 1177, 1178, 1179, 1180, 1181, 1182, 1183, 1184, 1185, 1186, 1187, 1188, 1189, 1190, 1191, 1192, 1193, 1194, 1195, 1196, 1197, 1198, 1199, 1200, 1201, 1202, 1203, 1204, 1205, 1206, 1207, 1208, 1209, 1210, 1211, 1212, 1213, 1214, 1215, 1216, 1217, 1218, 1219, 1220, 1221, 1222, 1223, 1224, 1225, 1226, 1227, 1228, 1229, 1230, 1231, 1232, 1233, 1234, 1235, 1236, 1237, 1238, 1239, 1240, 1241, 1242, 1243, 1244, 1245, 1246, 1247, 1248, 1249, 1250, 1251, 1252, 1253, 1254, 1255, 1256, 1257, 1258, 1259, 1260, 1261, 1262, 1263, 1264, 1265, 1266, 1267, 1268, 1269, 1270, 1271, 1272, 1273, 1274, 1275, 1276, 1277, 1278, 1279, 1280, 1281, 1282, 1283, 1284, 1285, 1286, 1287, 1288, 1289, 1290, 1291, 1292, 1293, 1294, 1295, 1296, 1297, 1298, 1299, 1300, 1301, 1302, 1303, 1304, 1305, 1306, 1307, 1308, 1309, 1310, 1311, 1312, 1313, 1314, 1315, 1316, 1317, 1318, 1319, 1320, 1321, 1322, 1323, 1324, 1325, 1326, 1327, 1328, 1329, 1330, 1331, 1332, 1333, 1334, 1335, 1336, 1337, 1338, 1339, 1340, 1341, 1342, 1343, 1344, 1345, 1346, 1347, 1348, 1349, 1350, 1351, 1352, 1353, 1354, 1355, 1356, 1357, 1358, 1359, 1360, 1361, 1362, 1363, 1364, 1365, 1366, 1367, 1368, 1369, 1370, 1371, 1372, 1373, 1374, 1375, 1376, 1377, 1378, 1379, 1380, 1381, 1382, 1383, 1384, 1385, 1386, 1387, 1388, 1389, 1390, 1391, 1392, 1393, 1394, 1395, 1396, 1397, 1398, 1399, 1400, 1401, 1402, 1403, 1404, 1405, 1406, 1407, 1408, 1409, 1410, 1411, 1412, 1413, 1414, 1415, 1416, 1417, 1418, 1419, 1420, 1421, 1422, 1423, 1424, 1425, 1426, 1427, 1428, 1429, 1430, 1431, 1432, 1433, 1434, 1435, 1436, 1437, 1438, 1439, 1440, 1441, 1442, 1443, 1444, 1445, 1446, 1447, 1448, 1449, 1450, 1451, 1452, 1453, 1454, 1455, 1456, 1457, 1458, 1459, 1460, 1461, 1462, 1463, 1464, 1465, 1466, 1467, 1468, 1469, 1470, 1471, 1472, 1473, 1474, 1475, 1476, 1477, 1478, 1479, 1480, 1481, 1482, 1483, 1484, 1485, 1486, 1487, 1488, 1489, 1490, 1491, 1492, 1493, 1494, 1495, 1496, 1497, 1498, 1499, 1500, 1501, 1502, 1503, 1504, 1505, 1506, 1507, 1508, 1509, 1510, 1511, 1512, 1513, 1514, 1515, 1516, 1517, 1518, 1519, 1520, 1521, 1522, 1523, 1524, 1525, 1526, 1527, 1528, 1529, 1530, 1531, 1532, 1533, 1534, 1535, 1536, 1537, 1538, 1539, 1540, 1541, 1542, 1543, 1544, 1545, 1546, 1547, 1548, 1549, 1550, 1551, 1552, 1553, 1554, 1555, 1556, 1557, 1558, 1559, 1560, 1561, 1562, 1563, 1564, 1565, 1566, 1567, 1568, 1569, 1570, 1571, 1572, 1573, 1574, 1575, 1576, 1577, 1578, 1579, 1580, 1581, 1582, 1583, 1584, 1585, 1586, 1587, 1588, 1589, 1590, 1591, 1592, 1593, 1594, 1595, 1596, 1597, 1598, 1599, 1600, 1601, 1602, 1603, 1604, 1605, 1606, 1607, 1608, 1609, 1610, 1611, 1612, 1613, 1614, 1615, 1616, 1617, 1618, 1619, 1620, 1621, 1622, 1623, 1624, 1625, 1626, 1627, 1628, 1629, 1630, 1631, 1632, 1633, 1634, 1635, 1636, 1637, 1638, 1639, 1640, 1641, 1642, 1643, 1644, 1645, 1646, 1647, 1648, 1649, 1650, 1651, 1652, 1653, 1654, 1655, 1656, 1657, 1658, 1659, 1660, 1661, 1662, 1663, 1664, 1665, 1666, 1667, 1668, 1669, 1670, 1671, 1672, 1673, 1674, 1675, 1676, 1677,

7

LUDLOW ENGINEERING & ASSOCIATES

Subdivisions • Boundary Surveys • City Lot Surveys • ALTA Surveys
Claim Surveys • Control Networks • Construction Surveys • Topography
Civil • Sewer & Water Design • Residential & Commercial Structure
Subdivision Design • Site Plans • Road Design

PROJECT NO. LE 454 SURVEYOR/DIRECTOR A. PRINCE
DATE OCTOBER 2002 FIELD SURVEYOR D.S.
SCALE 1" = 30' DRAWN K. PRINCE
APPROVED _____ CHECKED A. PRINCE

REVISIONS

GENERAL NOTES AND SPECIFICATIONS

1. The materials and labor shown on these plans that are provided by Cleary Building Corp. are limited to those materials and labor as defined by the Cleary Building Corp. contract. Additional materials or accessories that are not being provided by Cleary Building Corp. may be shown on plans for context or building code compliance.

2. This building is designed in accordance with the following codes and specifications:

Risk Category: _____

Use Group(s) Classification: _____

Building Use _____	Private Garage _____
Type of Construction _____	Type V9 _____
Building Area _____	432 Sq. Ft. _____

Building Design Loads:	
Snow Design Data:	
Ground Snow Load (psf):	40 psf

Ground Snow Load (P_g) 40 PSF
 Snow Exposure Factor (C_e) 1
 Snow Load Importance Factor (I_s) 1.0
 Slope Factor (C_d) 0.94
 Thermal Factor (C_t) 1.2
 Snow Load Importance Factor (I_s) 1.0
 Flat Roof Snow Load (P_f) 31.5 PSF
 Partially Covered Roof Snow Load (P_r) 31.5 PSF
 Sloped Roof Snow Load 31.5 PSF
 Unbalanced Snow Loads 31.5 PSF Unbalanced

Wind Design Data: Basic Design Wind Speed (V) 115 MPH

Wind Exposure: _____ C
Design Internal Pressure Coefficient: _____ ± 0.18

Boat Seismic Force Resisting System..... **Building Frame System/Light Frame Walls Sheathed with Wood**

Structural Formulas of Steel Structures 603 (1985)

Design	DBS-1000	0.02 lbs
Seismic Response Coefficient (C _s)		0.094
Analysis Procedure Used		Equivalent Lateral Force Procedure
Analysis Period (sec)		0.9

Seismic Design Category	(S _s)	(S ₁)
Seismic Weight Category	65.35g	217g

Spectral Response Coefficients (Sp)	Spectral Response Coefficients (Sp)
0.5019	0.5019
0.2769	0.2769
0	0

Synthetic Impedance Factor (I_s)	1.0
Response Modification Factor (R)	6

otherwise noted.

should be such that the surface water is drained away from the foundation. Minimum grade drop per ten feet of horizontal away from the foundation (5%).

For concrete floor slab sub grade, if present, shall be reasonably graded granular material. The excavated soil unless noted otherwise. All fill shall be free from debris, stones over 4

of work, heating, ventilating, or conditioning, plumbing, and site draining is not a part of the applicable codes.

a. This design is based on a building site with sand, silt and clay sand, clay gravel, clay gravel soil. As per the NBC building code and Referenced Standard KSCE 485.1, an assumed and bearing design value of 1500 psi with increases for depth and width has been used in the design. If information is discovered before or during construction contrary to this, the building designer should be consulted.

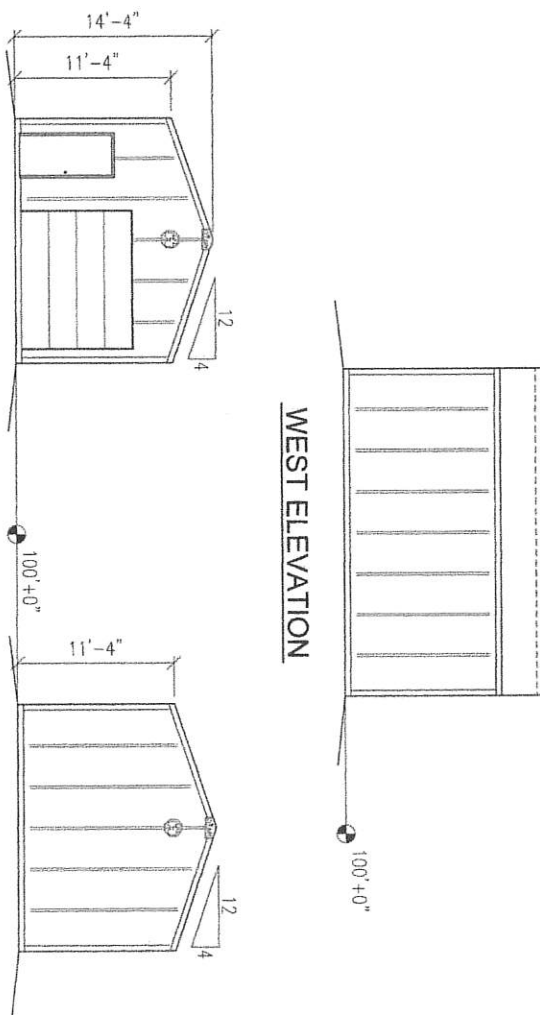
NOTE: This building, as depicted, must be constructed 5 feet or more from any and all lot lines and 10 feet or more from any other buildings on the same lot. See IRC code and/or the local building official for exceptions.

[illegible]

TABLE OF CONTENTS

- 110. ELEVATIONS
- 120. FLOOR PLAN
- 125. ROOF FRAMING PLAN
- 130. TYPICAL SECTION
- 140. DIAPHRAGM ACTION and MISC. DETAILS
- 150. TRUSS DIAGRAMS

	
190 PAUL STREET / P.O. Box 10 VERNON, VT 05592 / (800) 368-2222	
DRAWN BY: JASMINE ME	
DATE DRAWN: 01/16/03	
PLAN REVISION:	
NUMBER	DATE
1	
2	
3	
4	



SOUTH ELEVATION

NORTH ELEVATION

CONTINUOUS PEAK
VENTILATION

EAST ELEVATION

1772

PROFESSIONAL STRUCTURAL ENGINEER
STATE OF UTAH
No. 5181743
MATTHEW BRIAN
LAWMINGER

PROJECT NAME:
JOHNSON, CLANCY &/OR JESSI
PROJECT SITE ADDRESS:
284 W. 270 N.
MORONI, UT 84646 (SANPETE)
BUILDING SIZE:
28'0" x 28'0" x 11'0"

PROJECT NUMBER	20211048
SHEET NUMBER	110
SHEET SCALE:	NONE

COLUMNS	COLUMN SIZE	HOLE DEPTH	HOLE DIAMETER	FOOTING SIZE	NUMBER OF REINFORCING BARS
① CONCR.	3- $\frac{1}{2}$ 2616-07	4'-10"	18"	4'-11 $\frac{1}{2}$ 6052Z CONCRT. FOOTING	4
② SPERMAL	3- $\frac{1}{2}$ 2616-07M	4'-10"	18"	6'-0 $\frac{1}{2}$ 6052Z CONCRT. FOOTING	4
③ TALL TENSION	3- $\frac{1}{2}$ 2616-1-2	4'-10"	18"	4'-11 $\frac{1}{2}$ 6052Z CONCRT. FOOTING	1
④ BIRMAL	3- $\frac{1}{2}$ 2616-1-7	4'-10"	18"	4'-11 $\frac{1}{2}$ 6052Z CONCRT. FOOTING	1
⑤ BIRMAL	3- $\frac{1}{2}$ 2616-1-0	4'-10"	18"	4'-11 $\frac{1}{2}$ 6052Z CONCRT. FOOTING	1

NOTE:
A TOTAL BAGS OF SACKGROUT
REQUIRED FOR FOOTINGS AND
COLUMN ANCHORAGE.

NOTE:
9"x16" CONCRETE = (2) 60# BAGS
OF SACKCRETE PLACED UNDER
4"x14" PRECAST FOOTING AS SHOWN

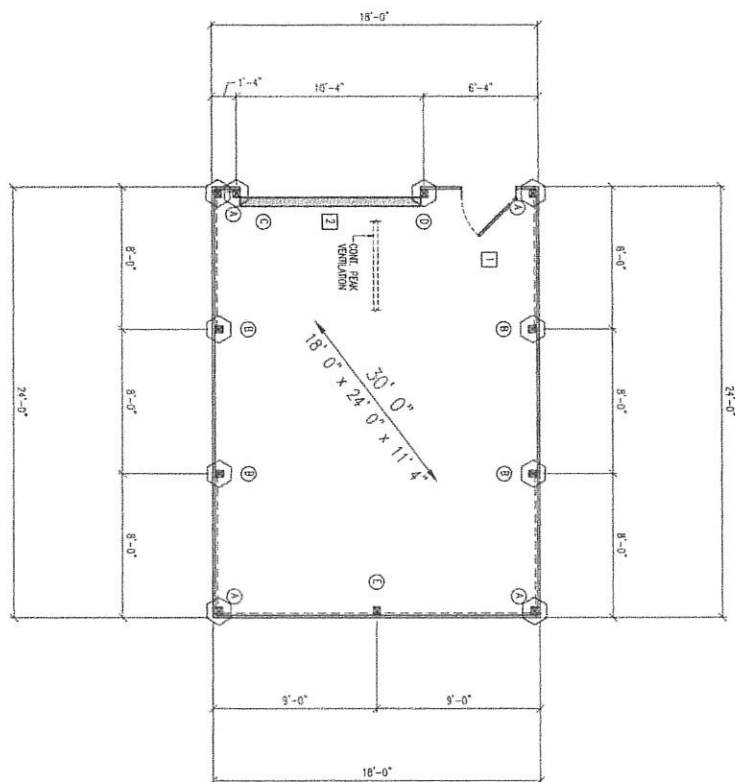


The diagram shows a cross-section of a precast footing, which is a rectangular block with a central hole. It is supported by two bags of sackcrete, which are shown as rounded, textured shapes. A line points from the label 'FOOTING' to the top of the precast block, and another line points from the label 'SACKCRETE' to one of the bags.

BUILDING ACCESSORY SCHEDULE			
ITEM	SIZE	Q.T.Y.	ROUGH OPENING & ACCESSORY FEATURES
1	SOLID WALK DOOR	3 @ 5' 6"	R.O. 3' 3/8" x 5' 3/4" Standard, INSIDE/INSIDE JOISTED, KNOB/NOB
2	OVERHEAD DOOR	1 @ 0' 0" x 0'	R.O. KETCH NAME 10' 0" x 11' 7/8", 13'-30" HEADROOM OPTION W/OUT LINES, DOOR NOT BY CLIENT

NOTES:

1. FIELD VERIFY ALL DOOR AND WINDOW ROUGH OPENING SIZES PRIOR TO INSTALLING FRAMING.
2. DOWNWARD COLUMNS ARE 3-PLY TO THE BUILDING EXIST HEIGHT AND 1-PLY FROM THERE TO THE ROOF PLANE.
3. 2x4 STANDARD DIAGONAL CORNER BRACING AT ALL CORNERS (UNLESS OTHERWISE NOTED)

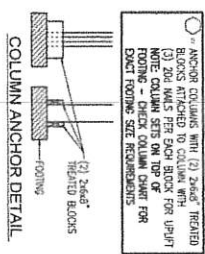


— NORTH —

	
190 PAOLI STREET / P.O. BOX VERONA, WI 53593 / (800)	
DRAWN BY: JASMINE M.	
DATE DRAWN: 01/16/2	
PLAN REVISION:	
NUMBER	DATE
1	
2	
3	
4	

PROJECT NAME:
JOHNSON, CLANCY &/OR JESSI
PROJECT SITE ADDRESS:
284 W. 270 N.
MORONI, UT 84646 (SANPETE)
BUILDING SIZE:
101' 0" x 241' 0" x 111' 4"

PROJECT NUMB	20211048
SHEET NUMBE	120
SHEET SCALE:	NONE



TRUSS INFORMATION			
#	DESCRIPTION	SCREW PLACEMENT	HOLE
1	TA17-9EMSC3251ST180C4TRUSS115W	PURLINS NAILED	NONE
2	TA17-9EMSC3251ST180C4TRUSS115W	PURLINS NAILED	NONE
3	TA17-9EMSC3251ST180C4TRUSS115W	PURLINS NAILED	NONE
4	TA17-9EMSC3251ST180C4TRUSS115W	PURLINS NAILED	NONE

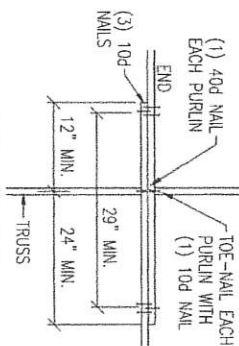
NOTES:

- 2x6 JACKBRACING AT ENDWALL COLUMNS (NOT NEEDED AT FULL LENGTH COLUMNS)
- 2x4 PURLIN BLOCKING AT ENDWALL TRUSSES

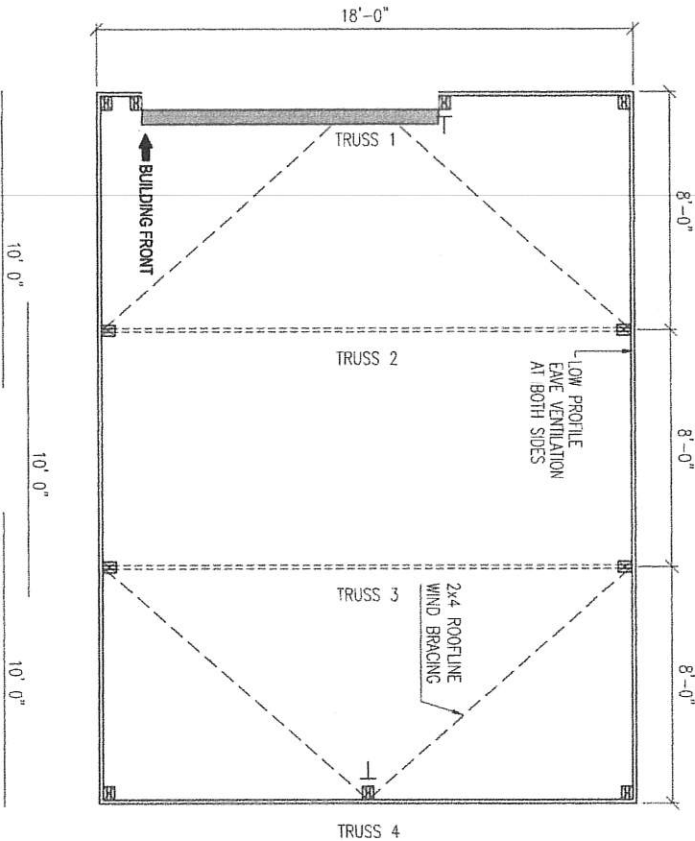
CONT. PURLIN DESIGN

CONSTRUCTION FOREMAN NOTE:

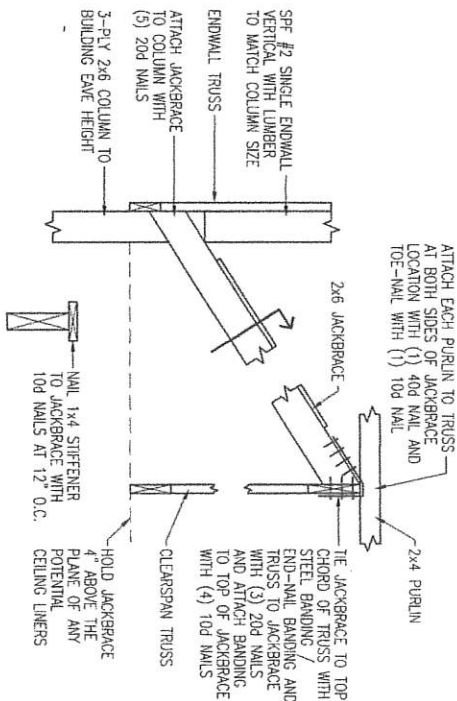
BE SURE TO MAINTAIN THE OVERALL LAP DISTANCE AND THE SPACING FROM PURLIN END TO CENTER OF TRUSS AS SHOWN



PURLIN LAPS AT FIRST TRUSS FROM EACH ENDWALL



JACKBRACE DETAIL AT ENDWALL COLUMNS



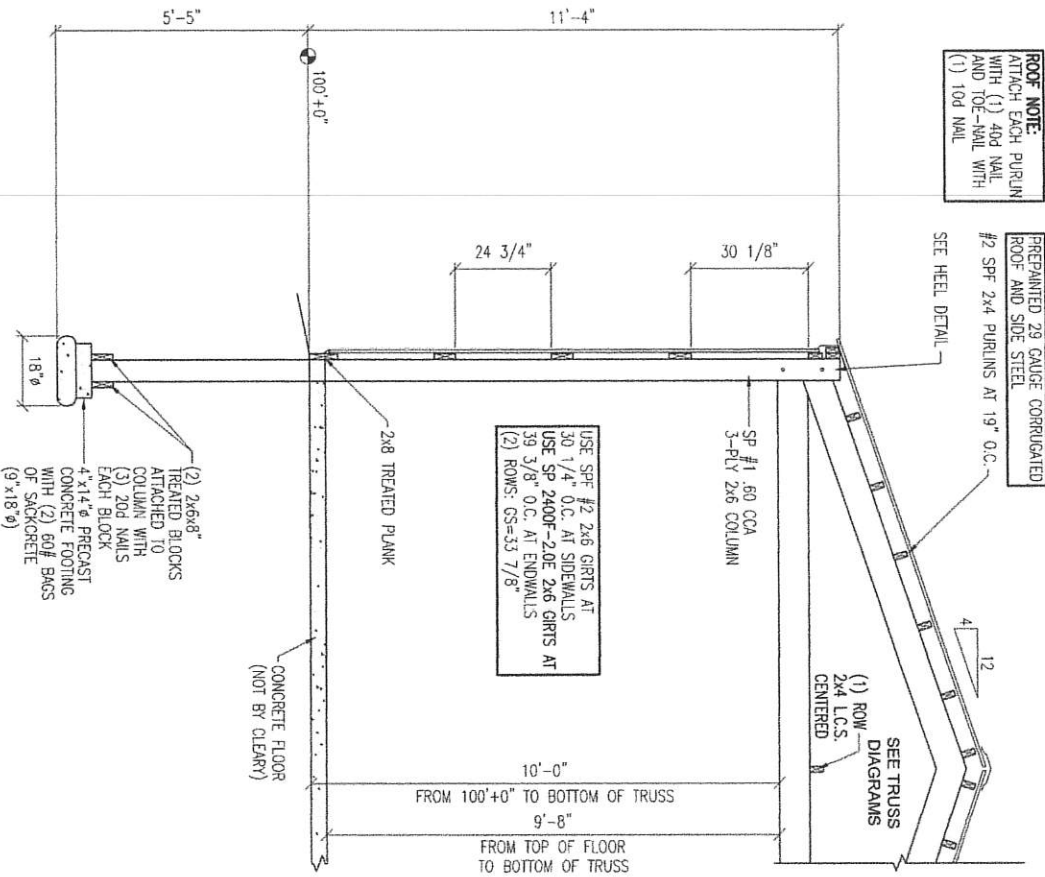
PROJECT NAME:
JOHNSON, CLANCY &/OR JESSI
PROJECT SITE ADDRESS:
284 W. 270 N.
MORONI, UT 84646 (SANPETE)
BUILDING SIZE:
10' 0" x 24' 0" x 11' 0"

PROJECT NUMBER
20211048
SHEET NUMBER
125
SHEET SCALE: NONE

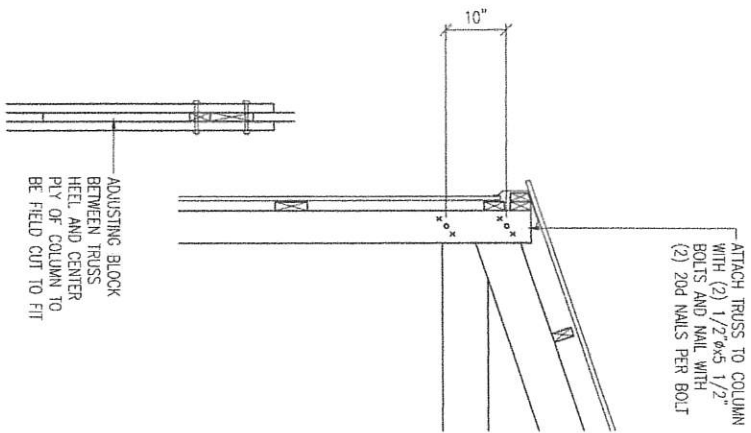


PLAN REVISIONS	
NUMBER	DATE
1	
2	
3	
4	

CLEAR
BUILDING COI
100 PAUL STREET / P.O. BOX
VERNON, WY 83088 / (800) 7
DRAWN BY: JASINE ME
DATE DRAWN: 01/16/2
PLAN REVISIONS



HEEL DETAIL



PROJECT NUMB	20211048
SHEET NUMBER	130
SHEET SCALE	NONE

PROJECT NAME:
JOHNSON, CLANCY &/OR JESSI

PROJECT SITE ADDRESS:
284 W. 270 N.
MORONI, UT 84646 (SANPETE)

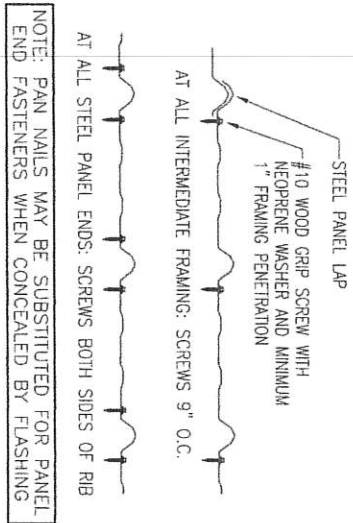
BUILDING SIZE:

160 SOUTH STREET, P.O. BOX 100
MORONI, UTAH 84646 (202)

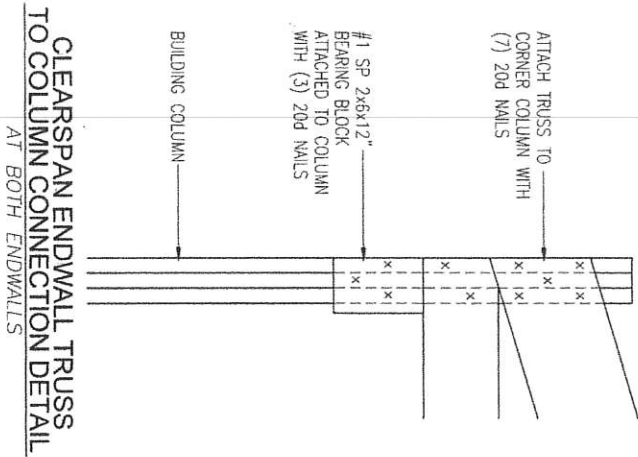
DRAWN BY: JASMINE ME
DATE DRAWN: 01/16/22

PLAN REVISIONS:

NUMBER	DATE
1	
2	
3	
4	



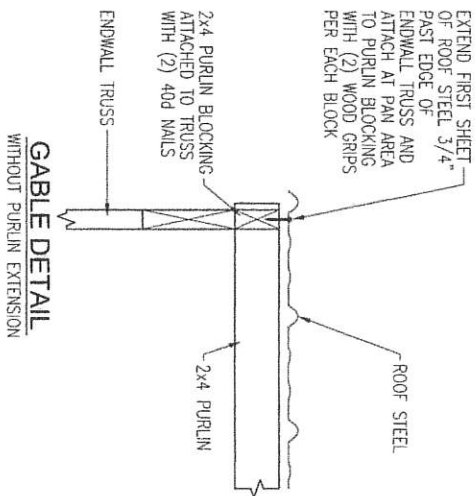
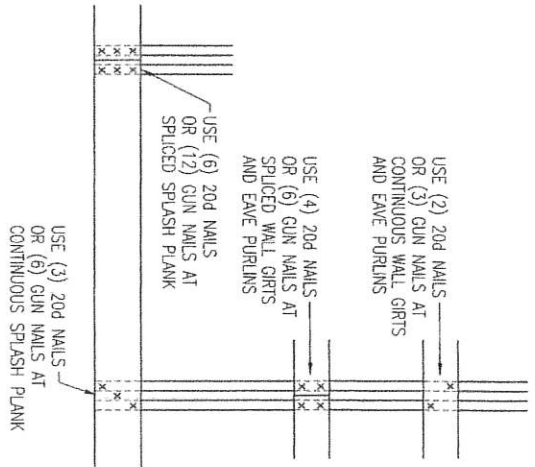
ROOF AND SIDE STEEL ATTACHMENT DETAIL



NOTE: 20d NAILS TO BE RING SHANK HOT DIPPED GALVANIZED
 GUN NAIL ALTERNATE = 0.131x3 1/2 RS-TLN

NOTE: SPLASH PLANK AT BRACING LOCATIONS REQUIRE ADDITIONAL FASTENERS (SEE BRACING DETAIL SHEET)

STANDARD WALL FRAMING NAILING



CLEAR BUILDING CO.
 180 PACIFIC STREET / 2ND FLOOR
 VERONA, NJ 07066 / (800) 762-7272
 DRAWN BY: JASMINE ME
 DATE DRAWN: 01/16/22
 PLAN REVISIONS

NUMBER	DATE
1	
2	
3	
4	

PROJECT NAME: **JOHNSON, CLANCY &/OR JESSI**
 PROJECT SITE ADDRESS: **284 W. 270 N. MORONI, UT 84646 (SANPETE)**
 BUILDING SIZE: **10,000 SQ. FT.**

PROJECT NUMB **20211048**
 SHEET NUMBER **140**
 SHEET SCALE: NONE





1	NUMBER	DATE
2		
3		
4		

PROFESSIONAL STRUCTURAL
No. 5181743
MATTHEW BRIAN
LAWINGER
STATE OF UTAH

PROJECT NAME:
JOHNSON, CLANCY &/OR JESS

PROJECT SITE ADDRESS:
**284 W. 270 N.
MORONI, UT 84646 (SANPETE)**

BUILDING SIZE:
101' 0" x 241' 0" x 111' 0"

PROJECT NUMBER:
20211048

SHEET NUMBER:
150

SHEET SCALE: NONE



Moroni City

Zoning Permit Application

80 South 200 West
PO BOX 870
Moroni UT 84646
435.436.8359
cityhall@moronicity.org



Items to accompany this application:

- *A scale drawing showing the existing conditions and details of the proposed development.
- To scale with an arrow indicating north
- Lot lines and their dimensions
- Adjacent streets, roads, right of way and easements
- Location of proposed construction and/or improvements, including location of landscape elements
- Location of all existing structures on property, including utility lines, poles, fences
- Motor vehicle access
- Location of proposed fence
- Any necessary explanatory notes

*Property Survey: An official survey of the property on which building is to occur.

*Engineered drawings approved by city engineer

*Any required utility easements

Personal Information

Applicant Name: Brad Aldridge

Address: 144 West 100 South

Phone: _____

Proposed Site Information

Address: 144 W. 100 S.

County serial number as recorded on plat map: S-18797x

Name of legal owner: Bradley Aldridge

Description of work: Fence along North side of property

Building/Contractor Information

Name: _____

Business Name: _____

Address: _____

Phone number: _____

Setbacks

North: _____ South: _____

East: _____ West: _____

Setback at front of building: _____

Setback that faces street: _____

I understand that this zoning application becomes null and void if a building permit has not been obtained from the Sanpete County Building Inspectors office for this project within 60 days from the date of approval.

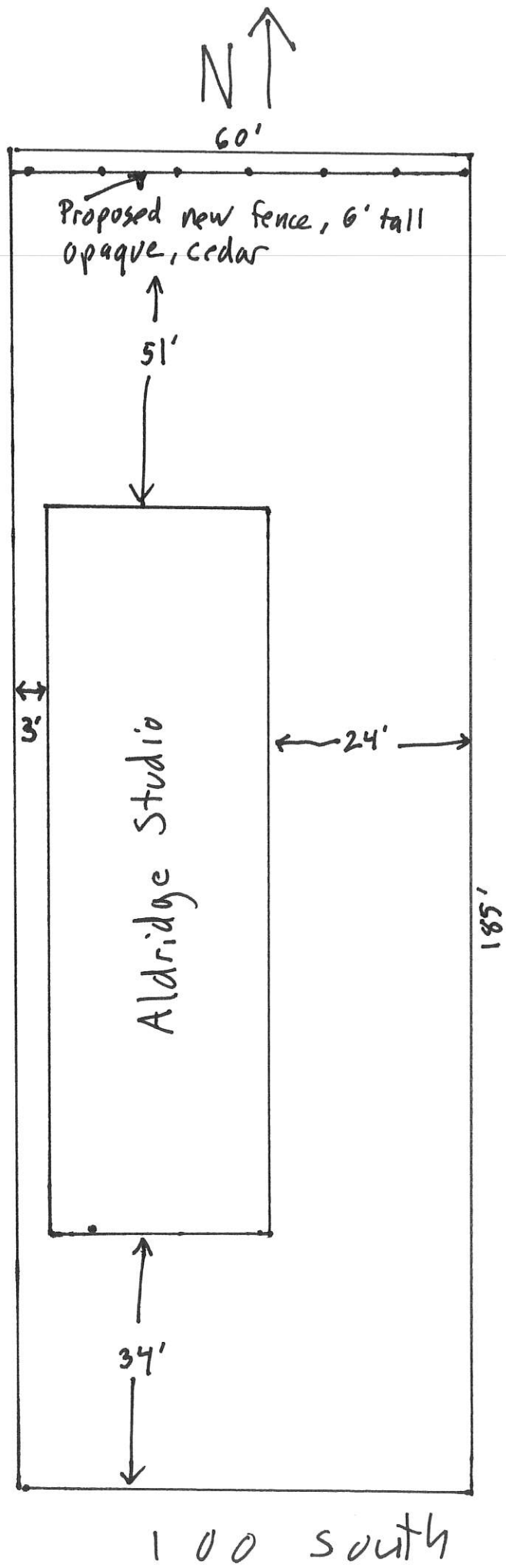
Applicant: _____ Date: _____

This application was approved at the Planning and Zoning meeting dated _____ All documents were examined and found to be in compliance with the Moroni City Zoning Ordinances.

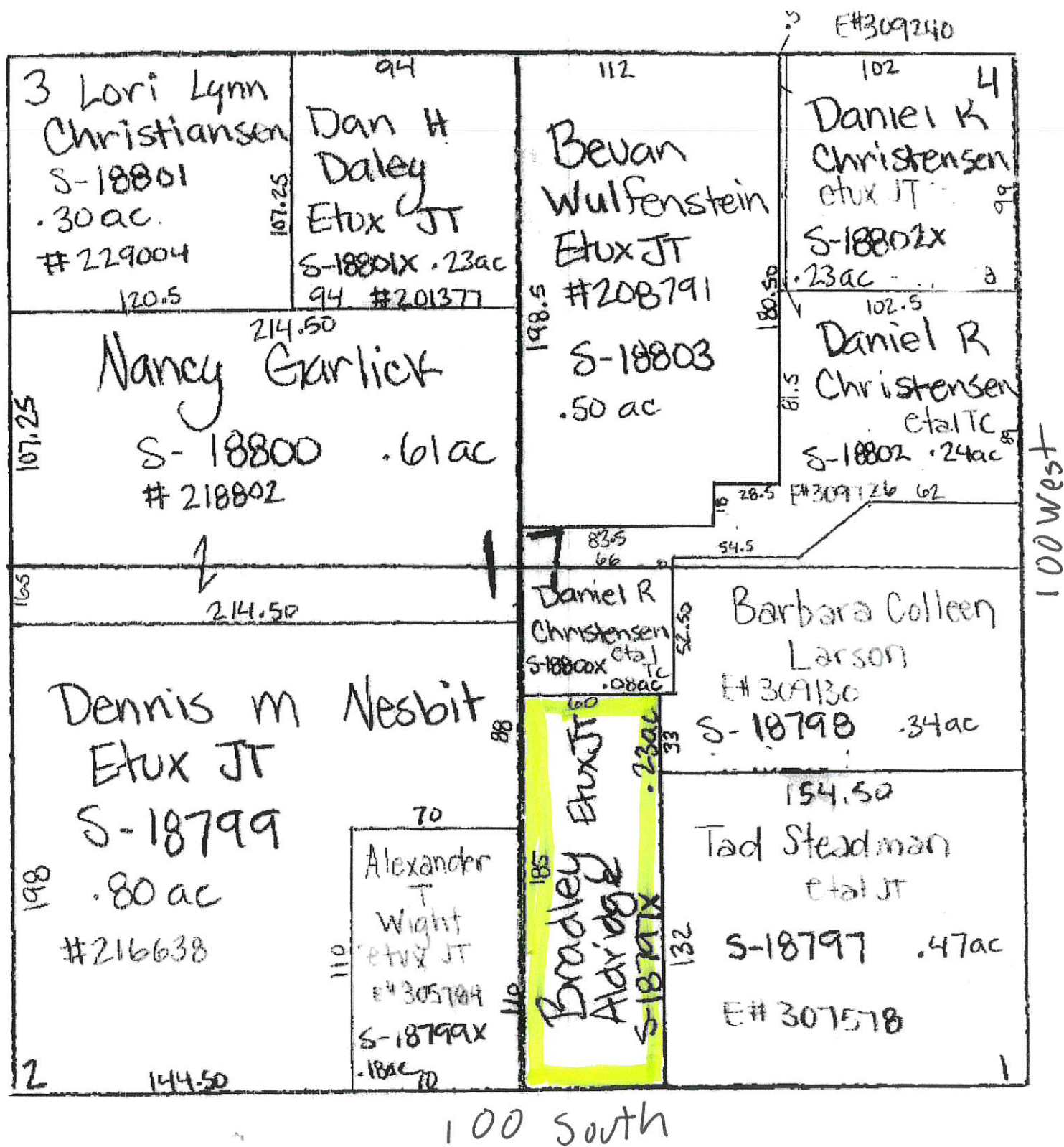
Zoning Official: _____

Council Member: _____

City Recorder: _____



200 West



CIS Survey Invoice

TO: Brad Aldridge

Contact Brad Aldridge
Cell 435-469-1649
Email aldridgefineart@gmail.com



PROFESSIONAL LAND SURVEYING
1025 NORTH 300 WEST

NEPHI, UT 84648

Ph: 435.660.0816 cory@cispls.com

Date: June 16, 2023
Job No CIS600-228

Site Name: Sanpete County

Site Address: 144 W. 100 S Moroni

Amount : \$1,200

Parcel No. 18797X

PAID IN FULL
6-15-23

	Amount
BOUNDARY SURVEY	\$1,200.00

Chris Williams

Project Manager

Total \$1,200.00



Moroni City
Planning and Zoning

Planning & Zoning Commission Meeting

General Information

1. **Date and Time:** October 3, 2023 6:00 P.M.
2. **Location:** Moroni City Hall
3. **Commission and City Staff:**
 - a. Greg Hill, Commissioner
 - b. Mark Cox, Commissioner
 - c. Carlee Christensen, Commissioner
 - d. Isai Carias, Commissioner - absent
 - e. Troy Prestwich, City Councilmember - absent

Meeting Agenda and Notes

1. **Welcome:**
 - a. Commission Chair Greg Hill welcomed all in attendance to the meeting.
 - b. MOTION to begin the meeting Commissioner Mark Cox. SECOND Commissioner Carlee Christensen. Cox, Christensen, and Hill all YES. MOTION carried.
 - c. Roll call.
2. **Rick and Carolyn Haglund – Accessory building at 497 North 200 West**
 - a. Present: Rick and Carolyn Haglund were present to present and discuss the petition.
 - b. Petition and Discussion: As outlined in the agenda, Mr.& Mrs. Haglund is seeking the approval to place a prefabricated accessory building at 497 North 200 West.
 - i. A review of the relevant ordinance (Title ten (10)) with discussion between Commissioners found no issue with the proposed accessory building.
MOTION Commissioner Carlee Christensen to approve the building as presented. SECOND Commissioner Mark Cox. Cox, Christensen, and Hill all YES. MOTION carried.

**3. Guadencia Bautista Mendoza, Mauro Martines, and Edgar Martinez
4 Plex at 254 East 100 North**

- a. Present: Guadencia Bautista Mendoza and Edgar Martinez was present and discuss the petition.
- b. Petition and Discussion: As outlines in the agenda, Mendoza and Martinez are seeking the approval to build a 4 Plex at 254 East 100 North
 - i. A review of the relevant ordinance (Title ten (10)) with discussion between Commissioners found an issue with the required parking.
 - ii. Commissioners ask that before approval the changes be made. Mendoza and Martinez agreed to make the changes and attend an upcoming meeting.

4. Minutes

August 1, 2023

Motion Commissioner Mark Cox to approve the August 1, 2023, minutes. SECOND Commissioner Carlee Christensen. Cox, Christensen, and Hill, all YES. MOTION carried.

5. Report of Commissioners and Staff

Carlee Christensen

Led discussion regarding concerns of the City Council not moving forward with the proposed ordinances that have been presented to them.

- 6. Adjournment:** MOTION Commissioner Carlee Christensen to adjourn. SECOND Commissioner Mark Cox. Cox, Christensen, and Hill all Yes. MOTION carried. 6:42 p.m.

Carol Haskins, Planning and Zoning Secretary