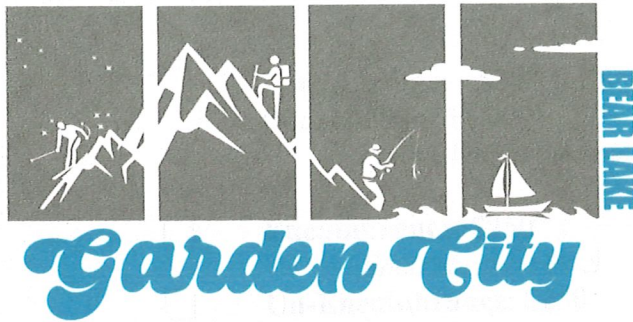




Town of Garden City

69 N. Paradise Parkway, Bldg B.

P.O. Box 207

Garden City, UT 84028

Phone: (435) 946-2901

Email: office@gardencityutah.gov

Garden City Project Checklist

A complete application packet must be filed with the Garden City Town Clerk **by the due date listed on the "Procedure for Submittal Poster"** for the meeting when your project will be considered. **Incomplete packets will not be accepted.** Subdivisions, PUD/PRUD, and Condominium projects are required to follow the Subdivision/PUD/PRUD Process, an AEG pre-meeting before turning in this packet is encouraged.

INCOMPLETE APPLICATION PACKETS WILL NOT BE ACCEPTED.

PLEASE REFER TO ORDINANCES FOR A LIST OF REQUIRED DOCUMENTS TO BE INCLUDED WITH THE FOLLOWING PROJECT APPLICATIONS:

- ☐ **Subdivision Plat:** \$3,000 Deposit * 11E
 Preliminary Plat: \$500 per plat + \$10 per lot 11E-400
 Final Plat: \$500 per plat + \$10 per lot 11E-500
 Amended Plat: \$300 per plat
 Subdivision packets must include A, 20 of B, 4 of C, D, E, & F for each plat
- ☐ **Condominium Plat:** \$3000 Deposit * Must follow Subdivision Ordinance, Chapter 11E and/or Planned Unit Development Ordinance, Chapter 11F and:
 Condominium Plat: \$500 per plat + \$10 per lot 11E-524
 Townhouse Plat: \$500 per plat + \$10 per lot 11E-525
 Condominium packets must include A, 15 of B, 4 of C, D, E, & F for each plat
- ☐ **Planned Unit Development or Planned Residential Development (PUD or PRUD):**
 \$3,000 Deposit * 11C-1950, 11F & 11 E
 Preliminary PUD Development Plan: \$1,000 11F-103
 Final Development Plan: \$1,000 11F-107
 PUD/PRUD packets must include A, 20 of B, 4 of C, D, E, & F for each plat
- ☐ **Readjustment of Lot Lines or Lot Splits:** \$250 11E-506
 Packets must include A, B, C, D, E, & F, Also, a deed for each lot
- ☐ **Vacation of Subdivision:** \$300 11E-523
 Packets must include A, 20 of B, 1 each of C, D, E, & F
- ☐ **Amended Subdivision:** \$300
 Packets must include A, B, C, D, E & F
- ☐ **Conditional Use Permit:** \$300
 CUP packets must include A, 9 of B, D, E, & F
- ☐ **Variance:** \$250 11B-308
 Variance Packets must include A, B, D, E, & F
- ☐ **Annexation:** \$300 for first acre or less, \$20 per acre for each additional acre (Maximum of \$1,000) 11A-300
 Annexation packets must include A, 20 of B, 4 of C, D, E, & F

Property Owner of Record (if different): Scott Livingston Phone #: 801-722-4566

Mailing Address: PO Box 386, Garden City, UT 84028

Project Start date: Spring 2025 Completion date: Winter 2025

Describe the proposed project as it should be presented to the hearing body and in the public notices.

We would like to apply for a conditional use permit to build two 8-plex (16 units) apartment buildings in Garden City. These buildings will have 2 levels. There will be a combination of 3 bedroom, 2 bedroom, and single bedroom units. They have been thoughtfully designed to look more like a home than an apartment/town house.

Lot Size in acres or square feet: 40,962 Number of dwellings or lots: 16

Non-residential building size: _____

I certify that the information contained in this application and supporting materials is correct and accurate. **I have read and understand the requirements and deadlines associated with this application.**

Lisa Transtrum, Admin Asst

Digitally signed by Lisa Transtrum, Admin Asst
DN: C=US, E=lisa@livingstonhomes.co, O=Livingston Homes, CN=Lisa Transtrum, Admin Asst
Location: 588 Transtrum Road, St Charles, ID
Reason: I am the author of this document
Contact Info: 208-473-5099
Date: 2025.01.27 13:14:24-0700

Signature of Applicant

I certify that I am the Owner of Record of the subject property and that I consent to the submittal of this application. **Owner of Record MUST sign the application prior to submitting to Garden City.**

Scott Livingston

Digitally signed by Scott Livingston
DN: C=US, E=scott@livingstonhomes.co, O=Livingston Homes, CN=Scott Livingston
Location: 157 W 350 N, Garden City, UT 84028
Reason: I am approving this document
Contact Info: 801-722-4566
Date: 2025.01.27 13:15:28-0700

Signature of Owner of Record

Signature of Owner of Record

Signature of Owner of Record

Office Use Only

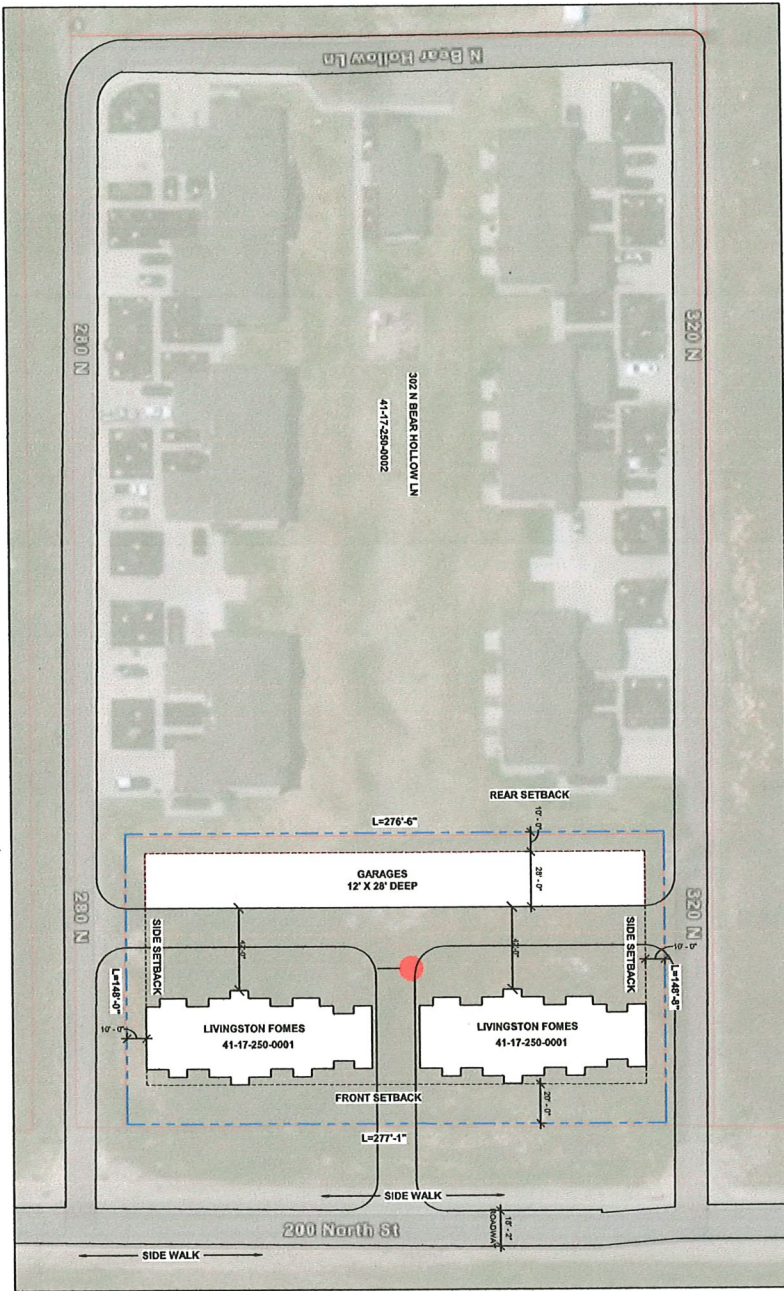
Date Received: _____

Fee: _____

By: _____

Revised: 11/4/2024

C01 SITE PLAN



GENERAL NOTES:

- DO NOT SCALE DRAWINGS. DIMENSIONS TAKE PRECEDENCE. NO DRAWING SHALL BE USED TO DETERMINE DIMENSIONS. THE CONTRACT DOCUMENTS, ANY INFORMATION FOUND TO BE IN CONFLICT WITH THE CONTRACT DOCUMENTS, SHALL BE SUBMITTED TO THE ARCHITECT FOR CLARIFICATION. DIMENSIONS SHALL BE TO FACE UNLESS NOTED OTHERWISE. THE ARCHITECT SHALL BE RESPONSIBLE FOR THE ACCURACY OF THE DIMENSIONS.
- THE INTENT OF THESE DRAWINGS IS TO INCLUDE ALL MATERIAL, LABOR, AND SERVICES NECESSARY FOR COMPLETION OF ALL WORK SHOWN. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND REGULATIONS IN THE CONTRACT DOCUMENTS.
- ALL WORK SHALL COMPLY WITH ALL APPLICABLE CODES, ORDINANCES, RULES AND REGULATIONS AS ADOPTED BY AUTHORIZED HAVING JURISDICTION.

PROPOSED ZONING INFORMATION:

ZONE: C-4 COMMERCIAL ZONE
 AS PER CITY COUNTY DEVELOPMENT CODE, CHAPTER 2, SECTION 2.04.01, THE PROPOSED DEVELOPMENT IS IN CONFORMANCE WITH THE ZONING REQUIREMENTS FOR C-4 COMMERCIAL ZONE. THE PROPOSED DEVELOPMENT IS IN CONFORMANCE WITH THE ZONING REQUIREMENTS FOR C-4 COMMERCIAL ZONE. THE PROPOSED DEVELOPMENT IS IN CONFORMANCE WITH THE ZONING REQUIREMENTS FOR C-4 COMMERCIAL ZONE.

NOTES:
 DIMENSIONS SHOWN ARE APPROXIMATELY TO SCALE.
 BOUNDARY LINES ARE SHOWN USING ONLY TOOLS ONLY, AND SHOULD BE VERIFIED BY THE CONTRACTOR.

LEGEND

PROPERTY LINE	---
SETBACK LINE	----

AREA	UNITS	REAR SETBACK (IN FEET)	REAR
C1	UNITS OF 8000 FT ²	TEN (10) FEET	TEN (10) FEET
C2	UNITS OF 8000 FT ²	TEN (10) FEET	TEN (10) FEET
C3	UNITS OF 8000 FT ²	TEN (10) FEET	TEN (10) FEET

LIVINGSTON HOMES-8PLEX
 GARDEN CITY, UTAH



Jaiden T. Olsen, PE
 6062 N Lansing Ln.
 Mountain Green, UT 84050
 (435) 851-1522
 info@ballparkengineering.net
 www.ballparkengineering.net

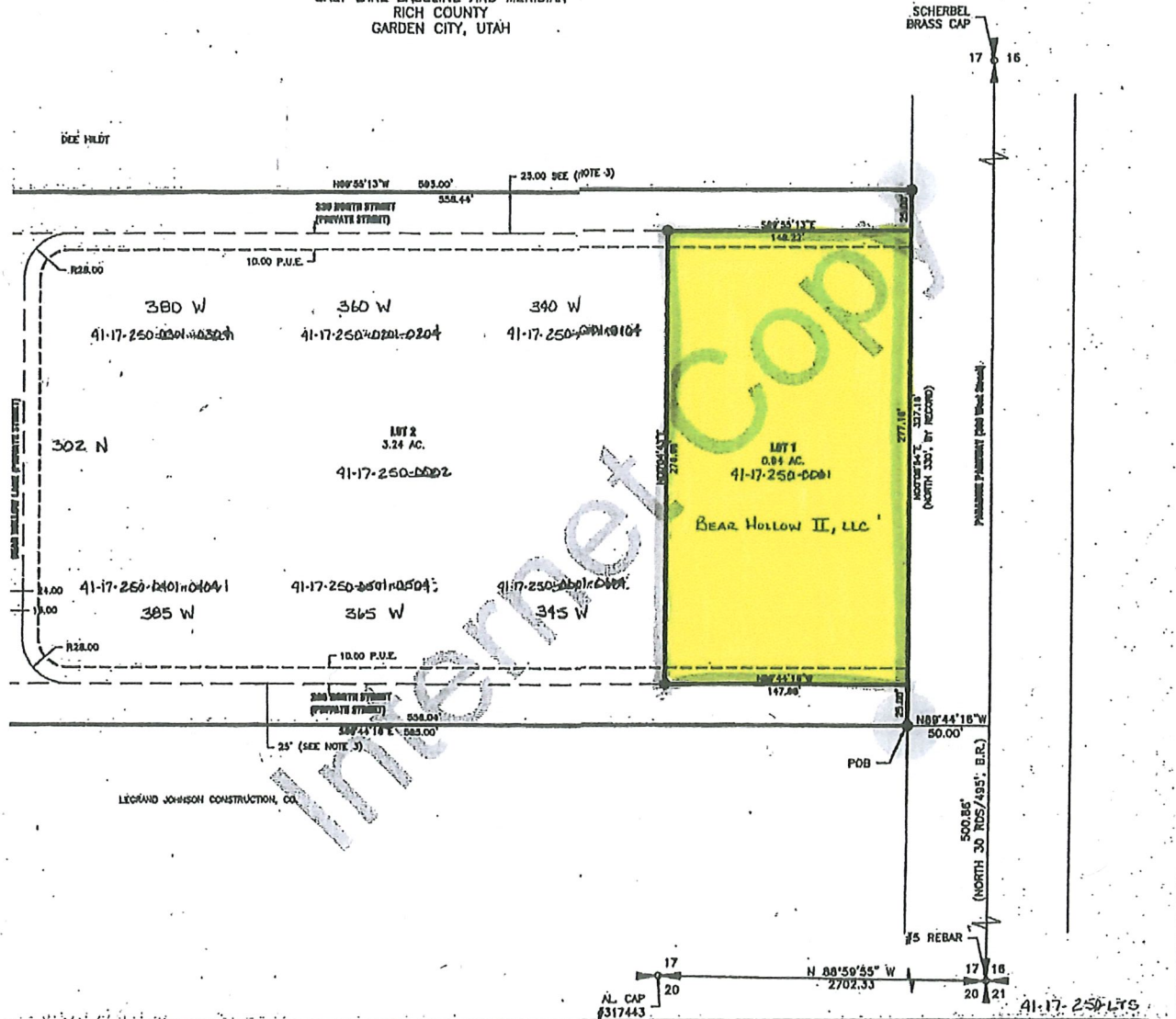
FOR REVIEW

SEE ANNUAL DESIGN
 NOT FOR CONSTRUCTION
 11/06/2020 8:17:23 AM

DATE: 10/24/2024
 JOB#: 24-302
 VERSION: 1.0
 DRAWN BY: JTO
 CIVIL SITE PLAN
 C01

BEAR HOLLOW SUBDIVISION FINAL PLAT

PART OF THE SOUTHEAST-QUARTER OF SECTION 17,
TOWNSHIP 14 NORTH, RANGE 5 EAST,
SALT LAKE BASELINE AND MERIDIAN
RICH COUNTY
GARDEN CITY, UTAH



ALLIANCE CONSULTING ENGINEERS 88 WEST CENTER LOGAN, UTAH 84321 (435) 755-5121	PROJECT BEAR HOLLOW SUBDIVISION FINAL PLAT PART OF THE SOUTHEAST-QUARTER OF SECTION 17, TOWNSHIP 14 NORTH, RANGE 5 EAST, SALT LAKE BASELINE AND MERIDIAN RICH COUNTY GARDEN CITY, UTAH FINAL PLAT	SCALE 1"=30' DATE 12-24-2008 DRAWN BY BOL DRAWING
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