

# PUBLIC NOTICE

The Garden City Board of Adjustments will hold a special meeting Tuesday, March 1, 2016 at 5:00 pm at the Garden City Office located at 69 N Paradise Parkway, Building B.

## AGENDA

1. Roll Call
2. Variance requested by Clete Marlow concerning property owned by him at 375 N. US Hwy 89, Lot 19 in Trangle Estates in Garden City, Utah. He is requesting a variance to allow building from a 30-foot setback to a 15-foot setback on the rear of this property.
3. Discussion requested by Jim Degroot concerning dissolving the Buttercup Estates HOA.
4. Approval of Minutes: Approval of minutes for this meeting held on March 1, 2016 will be prepared and mailed or e-mailed to each member of the Board of Adjustments. The Board Members will have ten days to review the minutes and submit any changes to the clerk. If after ten days there are no changes, the minutes will stand approved. If there are changes, the process will be followed until all the changes are made and the Board Members are in agreement.

### Miscellaneous

5. Adjournment

In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during this meeting should notify the Garden City Office at 435-946-2901 Monday through Friday, at least 3 working days before the meeting. Office hours are 9:00 am to 5:00 pm.

Posted this 24<sup>th</sup> day of February, 2016

## Application for Project Review Garden City, Utah

This application must be accompanied with the necessary and appropriate materials, as stated project checklist, before it will be accepted for processing. The date upon which the project on an agenda is determined by the notification schedule required by the State of Utah. The project is scheduled for the next meeting for which a legal notice has not yet been prepared, after an application is accepted as complete by the Town Staff.

Type of Application (check all that apply):	Ordinance Reference:
<input type="checkbox"/> Annexation	11A-301
<input type="checkbox"/> Appeal	11B-400
<input type="checkbox"/> Conditional Use Permit	11C-500
<input type="checkbox"/> Condominium/Townhouse	11E-524 or 11E-525
<input type="checkbox"/> Encumbrance	
<input type="checkbox"/> Extension of Time	Subdivision 11E-503/PUD or PRUD
	11F-107-A-2
<input type="checkbox"/> Lot Split/Lot Line Adjustment	11E-506
<input type="checkbox"/> PUD Conceptual	11C-1950, 11E-100, and 11F-100
<input type="checkbox"/> PUD Phase Approval/Preliminary or Final	11C-1950, 11E-100, and 11F-100
<input type="checkbox"/> PRUD Conceptual	11C-1950, 11E-100, and 11F-100
<input type="checkbox"/> PRUD Phase Approval/Preliminary or Final	11C-1950, 11E-100, and 11F-100
<input type="checkbox"/> Subdivision	11E-100
<input type="checkbox"/> Vacation of Subdivision	11E-523
<input checked="" type="checkbox"/> Variance	11B-308
<input type="checkbox"/> Water Transfer	13A-1300
<input type="checkbox"/> Zone Change	
<input type="checkbox"/> Other Land Use Permit _____	

Project Name: Marlow Cabin lot 19 Triangle Estates Current Zone: N/A Proposed Zone: N/A  
 Property Address: 375 N US Hwy 89 Garden City UT 84028

Parcel # 41-16-01-019

Contact Person: Clete Marlow Phone #: 208-390-9636  
 E-mail address: marlowfam@hotmail.com 208-681-2372

Mailing Address: 342 S 1000 W Blackfoot ID 83221

Applicant (if different): \_\_\_\_\_ Phone #: 208-390-9636 or

Mailing Address: \_\_\_\_\_ 208-681-2372

Property Owner of Record (if different): \_\_\_\_\_ Phone #: \_\_\_\_\_

Mailing Address: \_\_\_\_\_

Project Start date: Spring 2016 Completion date: Summer 2017

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

We need a variance to allow building from a 30-foot setback to a 15-foot setback on the rear of said property.

Lot Size in acres or square feet: ~ 93 w by 90 deep Number of dwellings or lots: 1  
+0100'

Non-residential building size: \_\_\_\_\_

I certify that the information contained in this application and supporting materials is correct and accurate.

*Chris Welch*  
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.

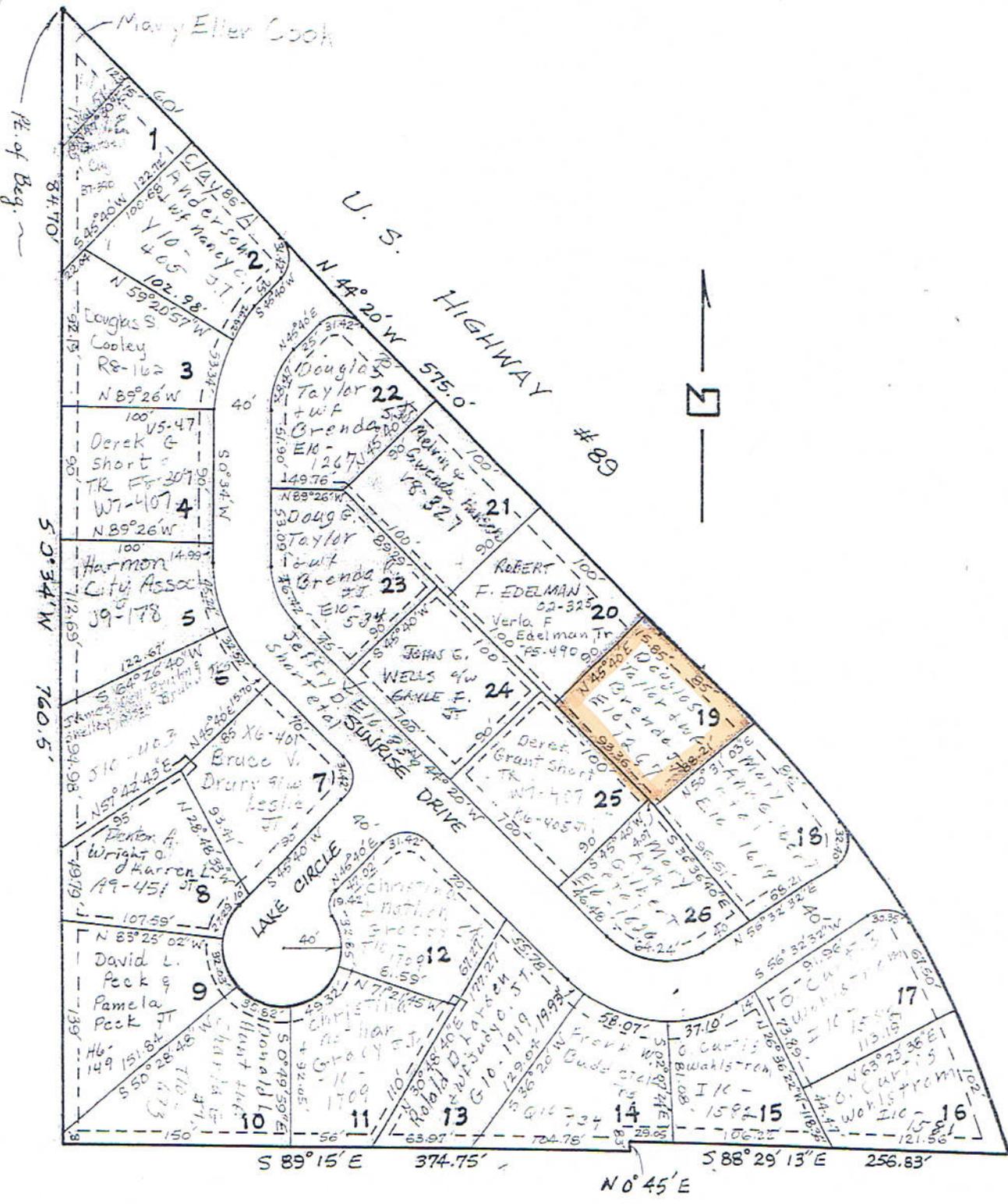
*Chris Welch*  
Signature of Owner of Record

*Joanna Marlow*  
Signature of Owner of Record

\_\_\_\_\_  
Signature of Owner of Record

\_\_\_\_\_

EAST 1179.6, SOUTH 1031.7'  
 T14N R5E  
 SEC. 16



**TRIANGLE ESTATES**  
 PL. SW 1/4 SEC. 16, T14N, R5E.

FILE NO. F14,183  
 DATE: FEB. 1, 1974  
 BK: J2-642  
 SCALE: 1" = 100'

MARLDOW CABIN - TRIANGLE ESTATES LOT #19

375 N. US HWAY 89 GARDEL - 93.36 - CITY

1" = 10'

30' BACK SETBACK LINE

8' MIN

88' ± 1  
8-10'  
SIDE SETBACK

PROPOSED  
USE AREA

15'

15'

4' EASEMENT  
UTILITY

PROPOSED  
VARIANCE

30' EXISTING REAR  
SETBACK

8-10'  
SIDE SETBACK

90'

30' FRONT SETBACK

85'

15'

