

Public Hearing  
Jan 15, 2019

## RIVER HEIGHTS CITY

520 South 500 East \* 435-752-2646

### Application for Project Review

#### Type of Application

☐ Subdivision ☐ Minor Subdivision ☐ Flag Lot ☐ Rezone ☒ Boundary Adjustment  
☐ Commercial Development ☐ Commercial Parking

Applicant

Phone Number

email address

Boyd Humpherys 435-752-4868 bthumpherys@gmail.com

Mailing Address, City, State, Zip

328 EAST Riverdale Ave Logan Utah 84321

Property Owner of Record

Phone Number

Boyd Humpherys 435-752-4868

Mailing Address, City, State, Zip

328 EAST Riverdale Ave. Logan Utah 84321

Project Name Internal Re-Alignment of 3 PARCELS belonging to Boyd Humpherys

Property Address

County Parcel ID Number

328 EAST Riverdale Ave.  
LOGAN UTAH 84321

0025, 0027, 0028

Size of Lot

Size of Building

Number of Dwellings/Units/Lots

N/A

2 Dwellings / 3 PARCELS

Describe the proposed project

TOTAL CURRENT PROPERTY IS 6.2 ACRES existing in 3 PARCELS. The main home is legal non conforming, with the western boundary running through the house and the eastern boundary does not meet current offset code. This will make the house conforming. In case of emergency, this will allow the largest parcel to be sold while maintaining the

We certify we are the developer and record owner of this property and we consent to the submittal of application.

Places of Residence.

N/A

Boyd Humpherys 12-20-18

Developer

Date

Property Owner

Date

There ARE NO plans FOR development

### Meeting Schedule

The River Heights Planning Commission meets on the 1<sup>st</sup> and 3<sup>rd</sup> Tuesdays of each month at 7:00 p.m. Applications are due by 12:00 noon, two weeks prior to the meeting.

### Application Fee Schedule

|                                               |         |
|-----------------------------------------------|---------|
| Flag Lot                                      | 150.00  |
| Minor Subdivision, PUD                        |         |
| Sketch Plan                                   | 200.00  |
| Final Plat                                    | 400.00  |
| Subdivision/PUD                               |         |
| Sketch Plan                                   | 200.00  |
| Preliminary Plat (10 lots and under)          | 1500.00 |
| Final Plat                                    | 500.00  |
| Preliminary Plat (11 lots and over)           | 3000.00 |
| Final Plat                                    | 800.00  |
| Commercial/Commercial Parking Lot Development |         |
| Preliminary Layout and Design Review          | 200.00  |
| Final Layout Submittal                        | 400.00  |
| Petition for Zone Change                      | 300.00  |
| Boundary Line Adjustment                      | 150.00  |

River Heights City shall have the city engineer review the preliminary and final plats for all proposed subdivisions. The cost for all subdivision engineering review shall be billed to and paid for by River Heights City. River Heights City will then bill the developer for 100% of the actual cost incurred by the city for the engineering review of the plan. Payment is required within thirty (30) days from the time the bill is sent. The applicant/developer shall be responsible for all legal expenses and costs by the city for collection of any fees required herein. The final plat shall not be reviewed by the city until the costs to review the preliminary plat and any attorney fees incurred, have been paid in full, by the developer.

Boyd V. Humpal  
Signature of Applicant/Developer

12-20-18  
Date

### Checklist of needed items

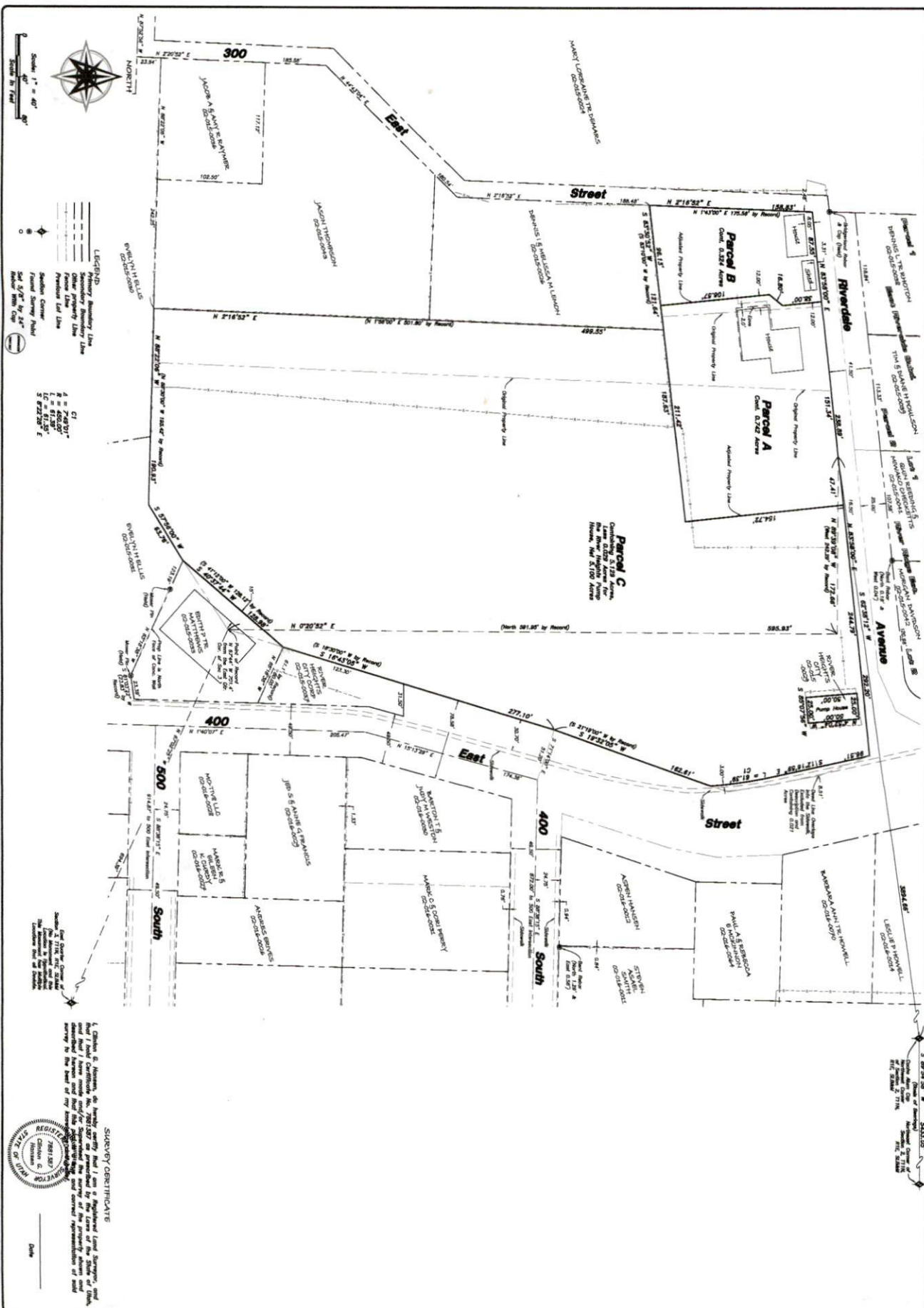
- Application
- Current Cache County Recorders Plat map showing applicant's property and adjacent properties
- Plat map with all information required
- Fee

For City Use Only:

|                       |                               |                 |              |
|-----------------------|-------------------------------|-----------------|--------------|
| Amt Paid <u>85.00</u> | Date Received <u>12/20/18</u> | Receipt # _____ | By <u>SJ</u> |
| Amt Paid _____        | Date Received _____           | Receipt # _____ | By _____     |
| Amt Paid _____        | Date Received _____           | Receipt # _____ | By _____     |



Preliminary Survey - Not Final



|             |            |
|-------------|------------|
| Job Number: | 18-213     |
| Drawn By:   | CDH        |
| Date:       | 12/12/18   |
| Scale:      | 1"=40'     |
| File:       | 18-213.DWG |

Property Survey for  
**The Humphrey's**  
 328 Riverside Avenue  
 River Heights, Cocon County, Utah  
 A Part of the Northwest Quarter of Section 3,  
 Township 11 North, Range 1 East, S.L.B.M.

**ADVANCED**  
 LAND SURVEYING INC.  
 1770 Research Park Way  
 Logan Utah 84301  
 (p) 435-770-1515 (f) 435-54-5883  
 www.advancedls.com

| No. | Date | By | Revision |
|-----|------|----|----------|
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