



Residential Site Plan Application

FOR OFFICE USE ONLY

Date _____
Payment Form _____
Amount _____
Receipt # _____
Clerk _____

Date: 5/6/2020

Required Submittals

Please Note: City Staff will NOT accept the application and fee payment if they are incomplete. Incomplete applications will NOT be processed or scheduled for review by the City. Application fees do not include professional firm fees, which will be billed separately. Engineered site plans may, at the City's discretion, be required. The City will contact the applicant if an engineered site plan is deemed necessary. Accessory buildings include sheds (over 200 sq ft) and all detached buildings (shop, garage, etc.)

Name Bart Cook Initial BAC

Construction Type	Application	Filing Fee \$50- New Home \$25- all other	11x17 Site Plan Must Include:			Cache County Plat Map	Stormwater NOI Permit	Stormwater Pollution Prevention Plan (SWPPP)
			Existing & proposed buildings, dimensions, & setbacks	Existing/ proposed utilities	Dimensions of driveway cut - (35' max)			
New Home								
Acc. Building							*	*
Addition							*	*
Deck							*	*
Other								

*May not apply in all cases

Applicant Information

Name: Bart Cook

Mailing address: PO Box 250, Providence, UT 84332

Telephone: 801-698-7878 Email: bacook10@gmail.com

Property Owner Information (If applicant is not the property owner, the application **must** include the property owner's information and written consent for the applicant to pursue the permit)

Name: Same as Above

Mailing address: _____

Telephone: _____ Email: _____

Utilities (circle, if applicable):

☐ Septic tank
☐ New home

☒ City sewer
☒ Accessory building

☐ Water
☐ Deck

☐ Well
☐ Addition ☐ Other

Project Information

Address: 244 Edgehill Dr, Providence, UT 84332

Subdivision: Edgehill Drive Estates Subdivision Parcel Tax ID: 022-222-0007

Square footage for fire flow (includes all floors and all areas under the roof, including garages and covered porches):

See attached Initial BAC

Zone SFT Height See Attached Initial BAC

Setbacks (front yard) See Att (side yard) See Att (rear yard) See Att Initial BAC

Contractor Information

Name: Western Timber Frame - Pavilion Bart Cook - Shed

Mailing address: PO Box 250, Providence UT 84332

Telephone: 801-698-7878

Email: bacook10@gmail.com

Stormwater Notice of Intent (NOI) Information

NOI No. UTR N/A Permit issued to: N/A

If this construction will occur in an approved subdivision, you may be able to use the NOI permit taken out by the development contractor or the developer. If you have to obtain your own NOI permit, please visit: <https://secure.utah.gov/account/log-in.html>. You will create a log in and then access the Storm Water Permit Issuance System. There is a \$150 NOI fee, paid directly to the state when you file your permit.

Property owner and contractor shall have responsibility to determine grades, and final placement and elevations of footings/foundations.

Property owner and contractor shall be responsible for compliance with all state, national and local building codes and ordinances.

Initial BAC Name Bart Cook

Approval by the city of any application submittal or paperwork does not alleviate the owners from their responsibility to understand and conform to local, state and federal laws. Providence City's approval is not intended to and cannot be construed to allow any laws to be violated.

Initial BAC

By signing this document, you agree that Providence City will bill you for any and all professional firm fees as they arise throughout the approval process. This is in addition to application fees. All subdivisions require engineering review throughout the approval process, such as but not limited to reviews of development agreements, construction drawings, preliminary and final plats, and inspections. These services are billed by our city engineer at an hourly rate. Some subdivision applications may also require legal review. Other applications, such as but not limited to conditional uses, may also require engineering and/or legal review at the City's discretion. You agree to reimburse the City for all such costs, whether or not you were forewarned about such costs, and that the City cannot predict all situations in which professional services may be required in order to process your application. Initial BAC

All Applicants Must Read the Following Before Signing This Application

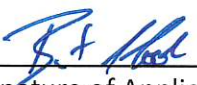
The granting of a zoning permit does not override any federal, state, or local building code or authorize any individual to violate any local law or ordinance. Approval of this permit does not constitute a representation by the City that it will be liable for any issues arising from the construction of homes and other structures in a Sensitive or Hazard Area. It is the responsibility of the property owner to comply with all relevant local, state, and federal laws and regulations, including but not limited to Providence City Code 10-5 outlined below:
Sensitive and Hazard Areas:

1. JURISDICTIONAL WETLANDS: As Defined by the US Army Corps of Engineers
2. STEEP SLOPES: Where the rise or fall of the land is equal to or exceeds 30% over a horizontal distance of 50 feet or greater measured perpendicular to the contour lines.
3. NATURAL WATERWAYS OR OPEN WATER: Including but not limited to: rivers, creeks, or streams. Identified as those areas where surface waters flow sufficiently to produce a defined channel or bed.
4. FLOODPLAINS: See definitions in Chapter 16 Section 3 of this Title.
5. CRUCIAL WILDLIFE HABITAT AREAS: As identified by the State Division of Wildlife Resources (DWR)
6. GEOLOGICAL HAZARD AREAS: Earthquake fault lines or areas prone to debris flows, landslides, high or extreme liquefaction potential, and rock falls as identified by the US Geological Survey (USGS)

7. WILDFIRE HAZARD AREAS: Areas of the City designated as having moderate to extreme potential for wildfire hazards as identified by the City.
8. HAZARD WATER TABLE AREA: An area where potential ground water levels may occur within 12 feet of the natural grade.

By submitting this application, I affirm that I have read and understand the Title 10 Chapter 5 requirements for construction on property in the Sensitive or Hazard Area. I understand that the City is not liable for any issues which may arise because of the construction of structures in the Sensitive or Hazard Areas of the City. The property owner and their agents assume all liability for placing structures in this area of the City. I hereby certify that I am the property owner or authorized agent and I have read and examined this application and understand that the City has no liability. I accept responsibility for all soils and hazardous conditions on the site.

I declare under penalty of perjury that I am making this application of my own free will and choice and that the statements, answers, and documents submitted in connection with this application are true and correct to the best of my knowledge.


Signature of Applicant

Bart A. Cook
Printed Name

5/6/2020
Date



PROVIDENCE CITY BUILDING DIVISION CONSTRUCTION POLICIES

(Required for all zoning permit applications)

1. Zoning requirements

- Site plan required to be on site at footing inspection
- Property corners to be marked and staked for inspection

2. Lot ID

- Posting of a lot ID sign is required during construction for inspections and emergency services. This sign is provided by the City and shall be posted by the first scheduled inspection and visible from the street.

3. Toilets

- The IPC and OSHA require a toilet on site during construction and in place prior to the first inspection. This has to be accessible to all workers in the area and requires the cooperation of all.

4. Water Meter

- Unauthorized use of City water will result in a fine and a stop work order on the property.
- Meter and sewer clean outs are not allowed to be encased or surrounded in concrete. (Contact the Public Works for the required specs.) The moving cost will be the responsibility of the owner.

5. Streets/Sidewalks

- No material will be allowed on public streets or sidewalks. "Material" is defined as construction products, or any size or dimension of aggregate. (See Providence City's specs.)
- Dirt piled over curb and sidewalk requires a minimum 4" pipe installed to allow drainage to the gutter. This temporary (180 days) blockage to the sidewalk requires safety tape or cones to divert traffic.
- All sidewalks, curbs, gutters, and streets associated with the property are to be kept clean during construction with a final cleaning required prior to final occupancy.
- Construction sites should be kept clean and all debris contained to that site.

6. Elevations

- I accept responsibility for all the soils and hazard conditions of the site. Approval of this permit does not constitute a representation by the City that the building at any specified elevation will solve any ground water, slope or hazard condition. The solution to this problem is the sole responsibility of the permit applicant, agent, or property owner.

7. Final Occupancy

- Occupying the building prior to final occupancy will result in revocation of the \$500 power bond. After the initial inspection, the Building Official will determine whether any furniture can be moved into the house or garage.

8. Temporary Occupancy

- Will only be issued with special permission. Temporary permits will expire after 30 days of issue and the construction bond will be forfeited if work is not completed

9. Permits

- Plan review and permit fees are good for 180 days. Only the permit portion will be refunded, after a written letter of request is received. No fees will be refunded after this period has expired.

By signing below, I state that I have read and agree to the above terms and understand that I am the responsible party for the information contained on this sheet.

Signature

Bart A. Cook

Printed Name

—
On Behalf Of

5/6/2020
Date



APPLICATION FOR CONNECTION TO THE PROVIDENCE CITY WATER SYSTEM

(Required only for applications for new home/commercial construction)

N/A

I hereby apply to Providence City for permission to connect my residence at _____ to the Providence City water system and receive water services thereby provided. I agree to the following:

1. Providence City will install a water meter for the premises when the service line and meter set is in and has been accepted by the City.
 - a. This acceptance is also contingent upon any changes or alteration to grade of landscape made by the homeowner/builder around the meter set. These changes must also meet Providence City specifications.
2. If a homeowner/builder is required to make a connection to the Providence City water system, all costs of this connection, service line, meter set and permits shall be paid by the homeowner/builder.
 - a. Applicant shall purchase an excavation permit.
 - b. Applicant shall post an \$800 bond with the City, \$750 refundable upon satisfactory acceptance by the City.
 - c. Installation shall follow all guidelines of Providence City standard specifications (a copy is available for purchase at the City Office).
 - d. All work shall be inspected by the City. If not approved, the applicant will have the problems rectified at his expense to meet Providence City requirements.
 - e. Any connection and service line made from the City's main line up to and including the meter shall remain the property of the City, and Providence City shall have access thereto at all times.
 1. Cost for installation and maintenance of service lines, including homeowner connection to the meter setter is the sole responsibility of the homeowner/builder.
3. The applicant understands that the billing for water service begins once the meter is set. The time frame for setting of the water meter needs to be scheduled with Providence City Water Dept.
 - a. Providence City shall have 30 days in which to install the requested water meter after payment of all fees and satisfactory inspections have been completed. Providence City Water Dept. reserves the right to evaluate the feasibility of a water service or water meter being installed between November 1 and April 1.
4. No water meter set shall be installed in a sidewalk, driveway or encased in concrete. Providence City shall have a minimum of an 18 inch unobstructed radius from the center of the lid and free access to the lines and meters installed under this agreement at reasonable times, through applicant's property if necessary.
5. Sprinkler systems or other possible contamination sources on the homeowner's property that connect to the City water system shall have approved backflow assemblies installed and registered with the City.
6. Applicant hereby agrees to abide by all rules, regulations, resolutions or ordinances enacted or adopted by the governing body applicable to the Providence City Water System.

Signature

Printed Name

On Behalf Of

Date

Bart Cook
Residential Site Plan Application
Attachment
May 6, 2020

Accessory Buildings:

Pavilion - 22 ft. X 18 ft.

Shed - 20 ft. x 22 ft.

See attached Parcel Map for placement

Utilities:

Pavilion

Run electricity from existing home electric service for lighting

Shed

Run electricity from existing home electric service for lighting & ventilation

Run natural gas from existing home natural gas service for heating

Run water from existing home water service for potting station sink

Tie into sewer line located in North PUE on property for potting station sink

Construction Type:

Pavilion - Accessory Building

Shed - Accessory Building

Square Footage:

Pavilion - 396 s.f.

Shed - 440 s.f.

Structure Height:

Pavilion - 16' 9"

Shed - 13' 0"

Setbacks:

Pavilion

Front - N/A

South Side - 48' 6"

Rear - 20' 6"

Shed

Front - N/A

Side - 12' 0"

Rear - approx. 40' 0"



PROVIDENCE CITY APPLICATION FOR A CONDITIONAL USE

FOR OFFICE USE ONLY

Date _____
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Amount _____
Receipt # _____
Clerk _____

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Initial BAC Name Bart Cook

Date 5/6/2020

SUBMITTAL REQUIREMENTS

- \$100 application fee
- An 11"x17" of the property showing the location, function and characteristics of the use, including parking and percentage of space being used
- Cache County plat map of the property
- Copy of Cache County GIS Parcel Summary
<http://66.232.67.238/Websites/Parcel%20and%20Zoning%20Viewer/>
- Mitigation Strategies for applicable sensitive areas
- Mailing addresses for the owners of adjacent properties
- Property owner consent for pursuit of conditional use (if owner is different than Applicant)
- Electronic copy of structure elevations & square footage including attached garage(s), covered porches, covered decks etc.
- Electronic copy of **ALL** submittals (email or flash drive is acceptable)

Staff Check

Applicant Information (all information MUST be provided)

Name Bart Cook
Address 244 Edgehill Dr., Providence, UT 84332
Phone 801-698-7878 Email bacook10@gmail.com

Party Responsible for Payment (if different than applicant)- the individual/firm to whom any and all professional services invoices (attorney/engineer/etc.) will be sent and who will be responsible for payment of such invoices.

Name Same as above
Address _____
Phone _____ Email _____

Property Information

Owner of record Bart A. & Toni J. Cook
Owner address 244 Edgehill Dr., Providence, UT 84332
Owner phone 801-698-7878 Owner email bacook10@gmail.com
Parcel address 244 Edgehill Dr., Providence Parcel Tax I.D. 02-222-0007
Zone SFT Height See attachment Initial BAC
Setbacks (front yard) Attach (side yard) Attach (rear yard) Attached Initial BAC

Written Statement of Request (attach additional sheets if necessary)

- Briefly explain why you are seeking a conditional use and what the intended use of the property will be if the conditional use is granted.

Pavilion - Shade structure on patio
Shed - storage of yard tools, potting plants, general yard care usage

Property owner and contractor shall have responsibility to determine grades, and final placement and elevations of footings/foundations. Property owner and contractor shall be responsible for compliance with all state, national and local building codes and ordinances. Initial BK Name Bart Cook

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I declare under penalty of perjury that I am making this application of my own free will and choice and that the statements, answers, and documents submitted in connection with this application are true and correct to the best of my knowledge.


Signature of Applicant

Bart A. Cook
Printed Name

5/6/20
Date

The following is a general summary of which body reviews each land use application in Providence City. Public hearings may be required by the Planning Commission and City Council, as shown below. This matrix does not include zoning clearance/permits for new single-home construction or for business licenses, both of which are reviewed and approved by city staff.

Application	Executive Staff	Land Use Authority	Planning Commission	Public Hearing	City Council	Public Hearing	Appeal Authority	Filing Fee ¹
Code Amendment	✓	----	✓	✓ ²	✓	----	----	\$100
Annexation	✓	----	----	----	✓	✓	----	\$150
Rezone	✓	----	✓	✓	✓	----	----	\$100
Conditional Use	✓	✓	----	----	----	----	----	\$100
Subdivision Concept Plan	✓	----	----	----	----	----	----	\$300
Preliminary Subdivision Plat	✓	----	✓	----	----	----	----	\$400
Final/Amended Subdivision Plat ³	✓	----	✓	----	✓ ⁴	----	----	\$600
Site Plan	✓	✓	----	----	----	----	----	\$50
Lot Consolidation ⁵	✓	----	✓	----	----	----	----	\$50
Exception to Title ⁶	✓	----	✓	----	✓	----	----	\$100
General Plan Amendment	✓	----	✓	✓	✓	----	----	\$100
Right-of-Way Vacation	✓	----	✓	----	✓	✓	----	\$100
Variance/ Appeal	----	----	----	----	----	----	✓	\$100

¹ Filing Fees do not include professional firm review fees. Those will be billed to the applicant separately.

² Public Hearing required at Planning Commission only when the proposed code amendment is related to land use.

³ Construction drawings are reviewed/approved by the City Engineer and Public Works Director.

⁴ The City Council does not review the final plat itself, but rather reviews and approves the development agreement associated with the final plat.

⁵ Lot consolidations are only required to have City approval when they are in a platted/recorded subdivision.

⁶ Developers may ask for an exception from the requirements of the Providence City Subdivision Code (Title 11) through this process. All other variance/exception requests shall be handled by the Appeal Authority.

Bart Cook
Application for Conditional Use
Attachment
May 6, 2020

Mitigation Strategies:

Surrounding irrigated lawn areas as buffer zones between structures and property lines.

Square Footage:

Pavilion - 396 s.f.

Shed - 440 s.f.

Structure Height:

Pavilion - 16' 9"

Shed - 13' 0"

Setbacks:

Pavilion

Front - N/A

South Side - 48' 6"

Rear - 20' 6"

Shed

Front - N/A

Side - 12' 0"

Rear - approx. 40' 0"

Bart Cook
Application for Conditional Use
Attachment
May 6, 2020

Addresses of Adjacent Properties:

Bowman & Crystal Lapp

Parcel Number: 02-222-0001
220 Edgehill Dr.
Providence, UT 84332

Michael & Terri Smith

Parcel Number: 02-222-0002
238 Edgehill Dr
Providence, UT 84332

Devon & Erin Erickson

Parcel Number: 02-222-0006
252 Edgehill Dr.
Providence, UT 84332

Daniel & Jean Fry

Parcel Number: 02-186-0008
239 E. 525 S.
Providence, UT 84332

Chadrick & Susan Ward

Parcel Number: 02-186-0009
223 E. 525 S.
Providence, UT 84332

Roger Bishop

Parcel Number: 02-222-0008
3231 S MELBOURNE ST
Salt Lake City, UT 84106



Public Works Infrastructure Inspection

Project Address: 244 Edgehill Drive, Providence

Contact Name: Bart Cook

Phone Number: 801-698-7878

Inspection	Pass/Fail	Notes
Concrete	<i>Pass</i>	
Curb/Gutter	<i>Pass</i>	
Utilities	<i>Pass</i>	
☐ Conditional Use Fire Hydrants: Location Flow		

SWPPP Needed: Yes

No

SWPPP Completed:

Yes

No

N/A

NOI Needed:

Yes

No

NOI UTR: _____ NOI Issued To: _____

Inspection Completed by

Date

5.11.2020

Final Inspection	Pass/Fail	Notes
Concrete		
Curb/Gutter		
Utilities		

Inspection Completed by _____

Date _____

Parcel Map



5/4/2020, 5:15:36 PM

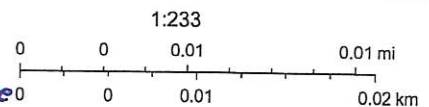
- Override 1
- Parcel Tax ID Label
- State Roads
- County Centerline
- Municipal Boundaries
- County Boundary
- Cache Parcels

P- Pavillion 22'0" x 18'0"

20'6" Setback from west (back) Property line
48'6" Setback from south property line
8'0" Setback from Covered patio connected to home

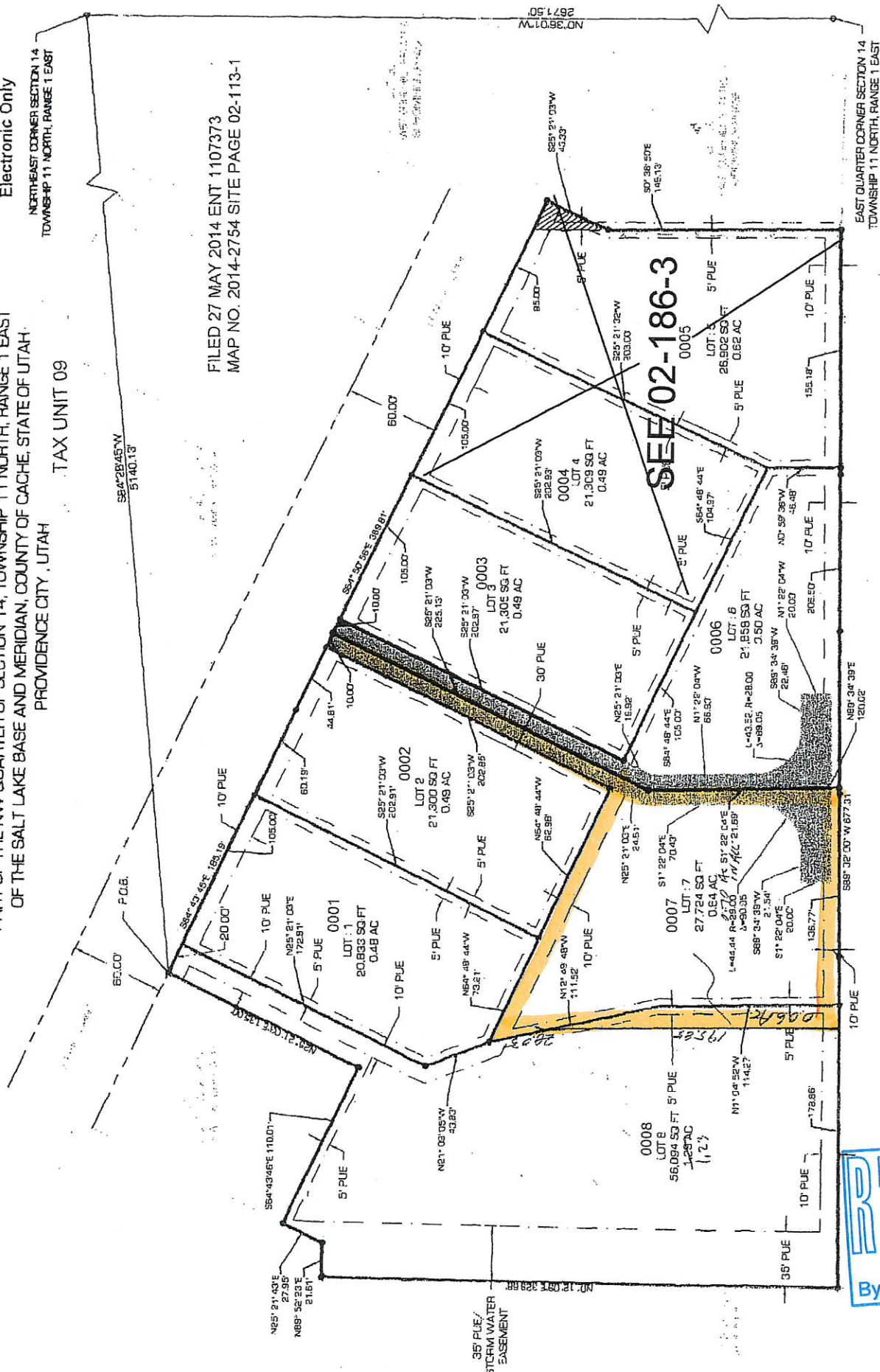
S- Shed 20'0" x 22'0"

12'0" Setback from NE corner to North Property line.
10'0" PUE along North Property Line



TAX UNIT 09

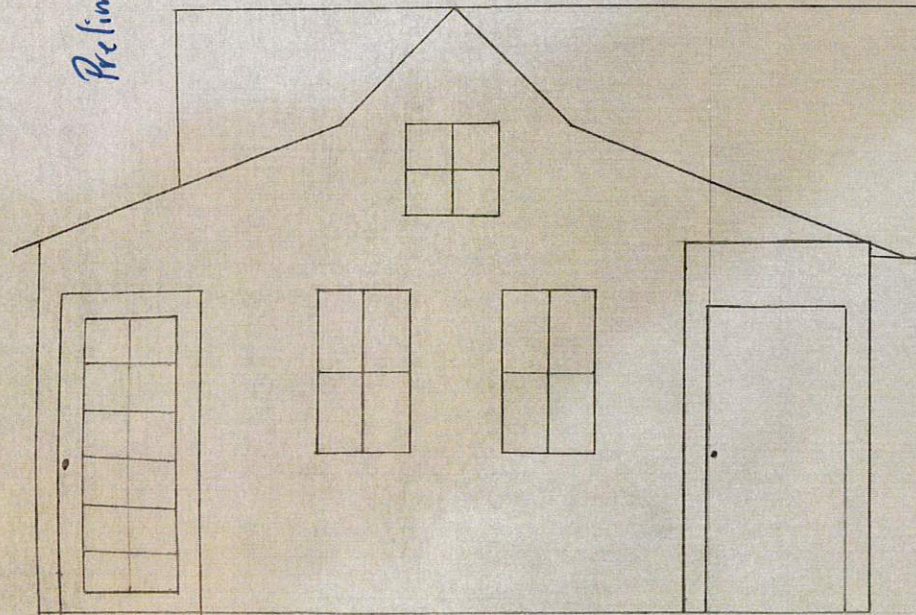
FILED 27 MAY 2014 ENT 1107373
MAP NO. 2014-2754 SITE PAGE 02-113-1



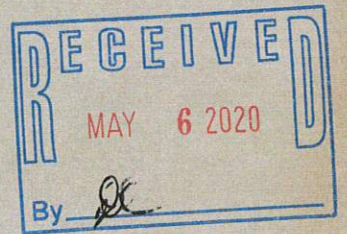
RECEIVED
MAY 6 2020
By *[Signature]*

Shed

Preliminary Drawing

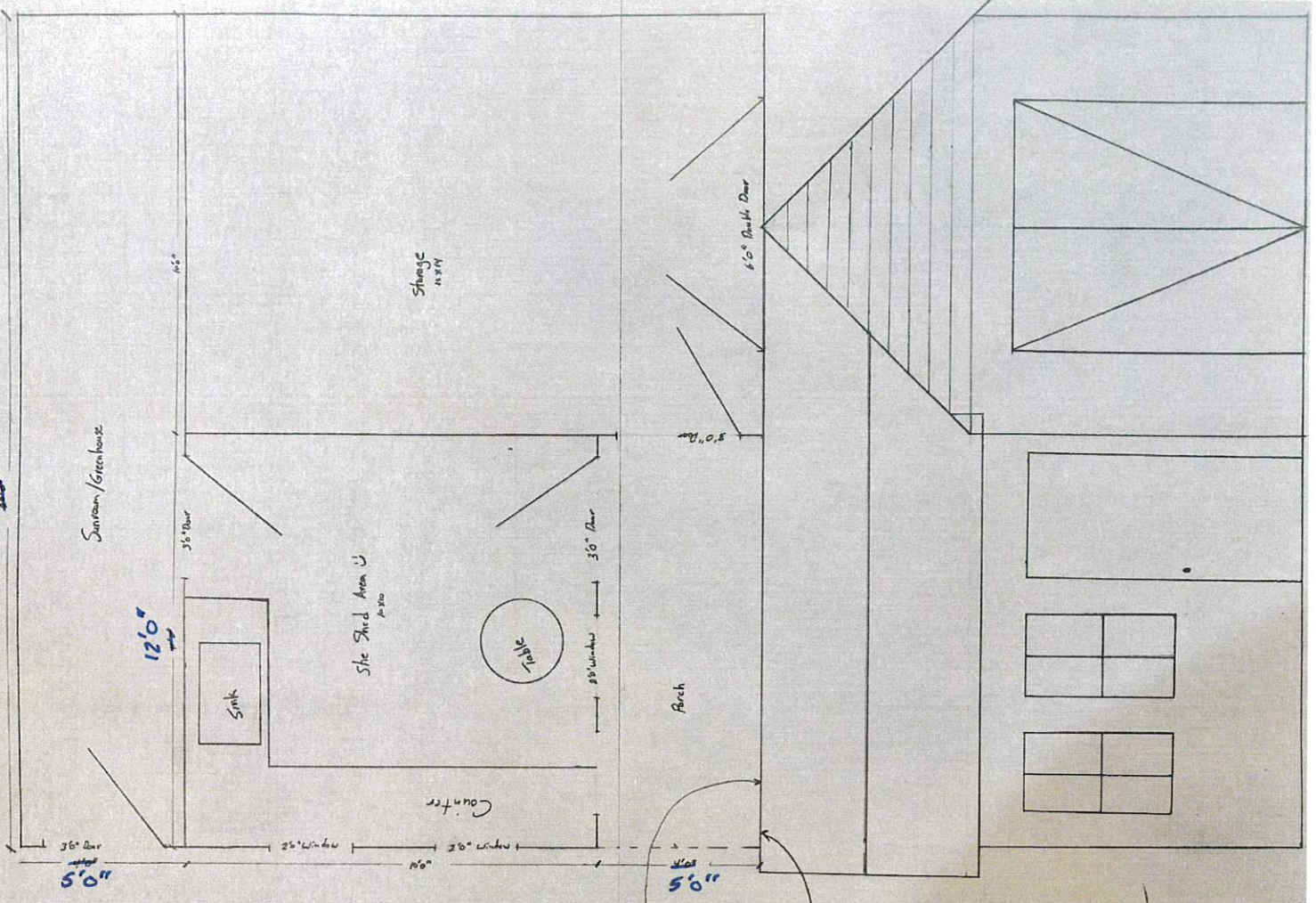


South Side Elevation



Reprint 2019 22' X 20'

North → 22'0"



Front Elevation

Front of Structure

Top of Roofline

Shed

Shed Area

Counter

Arch

6'0" North Door

3'0" Door

3'0" Door

3'0" Door

Table

Counter

Shed Area

Sink

12'0"

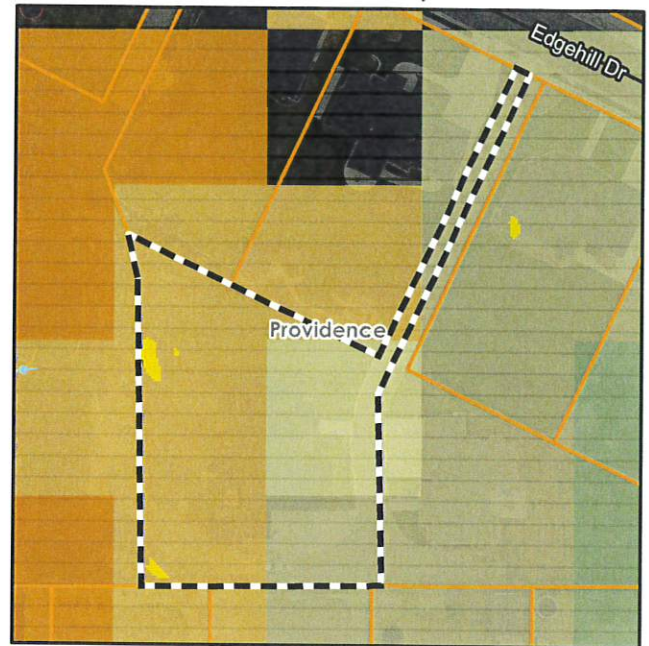
Sanitary Greenhouse

5'0"

5'0"

GIS PARCEL SUMMARY*Not Authoritative — For Preliminary Review Only*

Generated on 06 May, 2020 at 02:37 PM

Parcel Number: 02-222-0007**Property Address:** 244 EDGEHILL DR
PROVIDENCE**Tax Roll Acreage:** 0.7**Owner Name:** BART A & TONI J COOK**Owner Address:** 244 EDGEHILL DR
PROVIDENCE, UT 84332-9443**Jurisdiction:** Providence**Future****Annexation Area:** n/a**Base Zone:** Contact Providence for Zoning**Overlay Zone:** n/a*Comprehensive maps can be found
at www.cachecounty.org/gis***Initial Parcel** Incorporated Area**Legality Review:** Contact Providence for Applicable Regulations

NOTE: Parcel legality does **NOT** guarantee that a parcel or lot is buildable; it is only one step in the development process. All other requirements must still be met. Parcel legality should be verified before submitting a land use application.

Areas That May Require Further Analysis

Canals

Moderate Slopes

Wildfire Hazard Areas

This overview is based on the information in the Cache County GIS databases. Please verify the potential presence of areas requiring further analysis with the County's webmaps. Sections 17.10, 17.17, and 17.18 of the Cache County Land Use Ordinance contain the development standards and requirements associated with these areas. The definition of "Parcel/Lot" in Section 17.07.040 outlines parcel legality.

Cache County assumes no liability for any errors, omissions, or inaccuracies in the information provided regardless of the cause of such or for any decision made, action taken, or action not taken by the user in reliance upon any maps or information provided herein. All datasets may contain errors. The information shown here is not intended to replace evaluation by a competent, licensed professional. In particular, the parcel boundaries are representational only and are not legal definitions of real property, nor are they intended to replace a land survey by a licensed surveyor.



May 11, 2020

Providence City
164 North, Gateway Dr.
Providence, Ut 84332

RE: Conditional Use review for the Cook pavilion and shed – (02-222-0007)

The above-named conditional use permit plans have been submitted to the Logan Fire Department for a fire and life safety review. This review was made in the interest of the fire safety provisions and regulations as adopted by the State of Utah and in accordance with the International Fire Code. This review is not considered comprehensive nor regarded as sanctioning any code deficiencies not identified. The ultimate responsibility for compliance with the applicable codes, standards and ordinances rests with the owner.

This project site was reviewed using 2018 IFC.

This project is being recommended to Providence City for approval with the conditions listed.

The following comments document the review process:

Access

(IFC 503.1.1) Fire Apparatus Access shall extend to within 150 feet of all portions of the facility as measured by an approved route around the exterior of the building.

- **Access is adequate from the private driveway, however, obstructions are not allowed to be placed in the fire department turn around.**

Fire Hydrant Locations and number of Hydrants

(IFC 507.5.1) Fire Hydrants shall be located within 400 feet of the building as measured by an approved route around the exterior of the building. Exception allows for the distance to be increased to 600 feet for R-3 occupancies.

- **Fire hydrants #432 is within 600 feet of the all buildable areas.**

Fire Water Flow

(IFC 507.1) An approved water supply capable of supplying the required fire flow for fire protection shall be provided to premises upon which facilities, building or portions of buildings are hereafter constructed or moved into or within the jurisdiction. (IFC 507.3) Fire flow requirements for buildings or portions of building and facilities shall be determine by an approved method.

- **Available fire flows are presumed sufficient for proposed shed and pavilion.**

Conditions of approval:

- Maintain the fire department vehicle turn around free of obstructions and parking.
- Provide address numbers at the entrance to the flag lots to assist with prompt emergency response.

In a phone conversation with Mr. Cook It was discussed and agreed that the Fire Department turn around is to be maintained free of any parking of vehicles, boats, trailers or other obstructions to emergency vehicles. Also Mr. Cook was advised and agreed to install address identification at the entrance to the flag lots.

If you have any questions, please call me.

Respectfully,

Aaron Walker
Deputy Fire Marshal/Fire Inspector
Logan Fire Department
435-716-9516