

FERRON CITY ZONING CLEARANCE APPLICATION

Please read this form carefully to ensure all the information requested is properly submitted. Failure to do so will result in the application being rejected for review until all the information is clearly provided.

The Planning Commission (PC) meetings are held at 5:30 p.m. on the 2nd and 4th Thursday of each month unless posted otherwise. Please contact the PC Secretary to confirm the date your application will be approved. After approval is received from Ferron City, the applicant submits the Zoning Clearance Application documents and blue prints to the Emery County Building Inspector in the county building in Castle Dale to obtain the building permit and pay the appropriate fees.

Please Print:

Name of Property Owner Lance + Evelyn Wright Phone 384-2128

Mailing Address: PO Box 608 Ferron Building Site Address 30 W 550 North

Contractor's Name Quality Steel Bldgs / Man Cave Structures.com Phone 435-200-4827

Complete and provide all of the following information:

Check the Property Zone:

☒	RA-1 Residential-Agricultural	☐	R-1-10,000 Residential
☐	R-1-7500 Residential	☐	R-2-7500 Residential
☐	R-3-7500 Residential	☐	CC-1 Central Commercial
☐	H-1 Highway Commercial	☐	

1. Provide a current copy of the legal description of the property along with proof of ownership. This can be obtained from the Emery County Recorder's Office.

2. Complete description and scope of the proposed project:

3 car carport 20'x30'x9' walls - built on the ground - no

cement or asphalt. Open front, side + back walls, 1 walking door + roll up door 8' on back wall. To be installed where part of existing carport is.

3. A Plot Plan is required for all new construction projects, additions, remodels, etc. to show the dimensions of the lot, label existing and proposed structures, front, back, and side setbacks for all the structures from property lines, utilities, etc. (Use graph paper and refer to the Plot Plan example drawing as a guide). Show north on the map.

Fill in the information below pertaining to the proposed project:

Lot Size 14,400 Square Feet - total lot
600 " for car port

Setbacks:

*Front 30' Feet Rear _____ Feet *Side _____ Feet

*Front and Side setbacks abutting city rights-of-way are measured from the edge of the city's right-of-way closest to the property.

4. A Cross Section Drawing of the project is required to show what work is being done and the materials being used for compliance verification. Please prepare a drawing to provide a description of the materials to be used. (For example: What will be used on the exterior finish and the interior finish; what is being used to frame the structure; what type of roofing materials will be used, etc. An example of a Cross Section Drawing is included.)

5. Circle existing city utilities on the property: Culinary Water Secondary Water Sewer

If services do not exist, have you received approval from Ferron City and the Castle Valley Special Service

District to install the utilities? ☐ yes ☐ no

Have you obtained the required number of water shares for your project and submitted the share holder certificates to the Ferron City Hall? ☐ yes ☐ no not applicable (NA)

Have all the connection fees been paid to Ferron City? ☐ yes ☐ no

List the utilities and the size of connections that will be installed: NA

Size	_____	Amount paid	\$
Size	_____	Amount paid	\$
Size	_____	Amount paid	\$

6. Attach a set of blue prints for the project for review by the Planning and Zoning Commission and for the Building Inspector to use to see if the construction is in compliance with all the codes.

Applicant's Signature certifies that all the above information is true and accurate to the best of their knowledge.

Property Owner's Signature

Evelyn B. Wright
Emmett Wright

Date 9-1-2020

Contractor's Signature

Date _____

Approved by:

Planning Commission

Date

Ferron City Mayor

Date

WHEN RECORDED, MAIL TO:
Lance K. Wright
P.O. Box 88
Clawson, Utah 84516

CORRECTED WARRANTY DEED

Karen L. Thompson, ,

GRANTOR, of 4935 South 3535 West, Taylorsville, Utah 84118,

hereby **CONVEYS and WARRANTS** to

Lance K. Wright and Evelyn B. Wright, husband and wife as joint tenants,

GRANTEE, of P.O. Box 88, Clawson, Utah 84516, for the sum of TEN AND 00/100 (\$10.00) DOLLARS and other adequate considerations, the following described tract of land in EMERY County, State of Utah, to-wit:

The following described land situated in Ferron, Emery County, State of Utah:

Tax Id#01-112B-0007

BEGINNING 260.2 feet West of The Southeast corner of the NE1/4 NE1/4 of Section 9, Township 20 South, Range 7 East, SLB&M, thence West 96.2 feet; thence North 154 feet; thence East 47.2 feet; thence South 4 feet; thence East 49 feet; thence South 150 feet to the point of beginning.

LESS City Road Right-of-way on the South boundary of said land.

THIS IS TO CORRECT THE DESCRIPTION IN THAT WARRANTY DEED RECORDED IN BOOK 262, PAGE 631 AS ENTRY NO. 355167.

SUBJECT TO easements, covenants, restrictions, rights of way and reservations appearing of record and taxes for the year 2000 and thereafter.

*Singular and Plural are interchangeable as context requires.

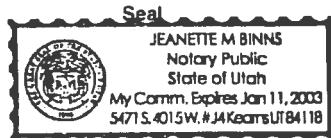
WITNESS the hand of said grantor, this 13th day of April, A.D. 2000.


Karen L. Thompson

STATE OF Utah

County of Emery

On the 13th day of April, A.D. 2000 personally appeared before me Karen L. Thompson, the signer of the within instrument who duly acknowledged to me that they executed the same.




Notary Public

E 355347 B 263 P 269
Date 17-APR-2000 12:46pm
Fees: 10.00 Charge
DIXIE SWASEY, Recorder
Filed By SUE
For EMERY COUNTY ABSTRACT & TITLE
EMERY COUNTY CORPORATION

August 24, 2020

EMERY COUNTY CORPORATION Tax Roll Master Record

2:18:51PM

Parcel: 01-112B-0007		Entry: 355347	
Name: WRIGHT,LANCE K		Property Address	
c/o Name:		W 0550 N: 30	
Address 1: PO BOX 608		FERRON	
Address 2:		Acres: 0.34	
City State Zip: FERRON	UT 84523-0608		
Mortgage Co			
Status: Active	Year: 2020	District: 005 FERRON	0.013983

Owners	Interest	Entry	Date of Filing	Comment
WRIGHT,LANCE K		355347	04/17/2000	(0263/0269)
WRIGHT,EVELYN B		355347	04/17/2000	(0263/0269)

Property Information	2020 Values & Taxes				2019 Values & Taxes		
	Units/Acres	Market	Taxable	Taxes	Market	Taxable	Taxes
BR01 RESIDENTIAL	0.00	40,137	22,075	308.67	40,137	22,075	312.71
LR01 LAND RES IMP	0.34	16,700	9,185	128.43	16,700	9,185	130.11
Totals:	0.34	56,837	31,260	437.10	56,837	31,260	442.82

Property Type	Year Built	Square Footage	Basement Size	Building Type
BR01 RESIDENTIAL	1934	2,289		PR1 RES/HOME

**** ATTENTION !! ****		2020 Taxes:	437.10	2019 Taxes:	442.82
Tax Rates for 2020 have NOT BEEN SET OR APPROVED! Any levied taxes or values shown on this printout for the year 2020 are SUBJECT TO CHANGE!! (Using Proposed Tax Rate)		Special Fees:	0.00	Review Date	
		Penalty:	0.00		
		Abatements: (	0.00)		
		Payments: (	0.00)	01/27/2016	
		Amount Due:	437.10		
		NO BACK TAXES!			

Back Tax Summary							
Year	Principal	Specials Total	Penalty	Interest Due	Interest Rate	Total Payments	Total Due
2002	0.00	0.00	0.00	0.00	6.75%	20.29	0.00
Totals:	0.00	0.00	0.00	0.00		20.29	0.00

DO NOT USE THIS TAXING DESCRIPTION FOR LEGAL PURPOSES OR OFFICIAL DOCUMENTS. For taxing purposes only. Consult property deeds for full legal description.

Taxing Description

BEG 260.2 FT W SE COR,NE/4 NE/4,SEC 9,TWP 20 S,R 7 E;W 96.2 FT;N 154 FT;E 47.2 FT;S 4 FT;E 49 FT;S 150 FT TO BEG. 0.335 ACRES.

History

JOINT TENANTS

