PAYSON CITY – Development Services
439 W Utah Avenue, Payson UT 84651
Phone: 801-465-5204 www.paysonutah.org

PAID
AUG 0 3 2021
BY: .....

OVERLAY ZONE (pink)

Development Review Committee Submittal Form

For Office Use Only: Review Fee (15-1) $500

Application # 02 2021-002 PC Public Hearing Date _____

Application Date 8/3/21 CC Meeting Date _____

Approval Date _____ Denial Date _____

- ☐ AD-O Accessory Dwelling Overlay
- ☐ AGP-O Agriculture Preservation Overlay
- ☐ FP-O Floodplain Overlay
- ☐ HD-O Historic District Overlay
- ☐ HR-O Historic Residential Overlay
- ☐ I-O In-fill Overlay
- ☐ RMO-1 Two-Family Residential Overlay
- ☐ TS-O Transit Station Overlay
- ☒ Neighborhood commercial overlay

Proposed Project Name: Rileys taste of Sunshine

Project Location: 1147 S. Main Street

Utah County Parcel No(s): 65187 0001

Total Acreage: .386 Current Zone: Agricultural Buisness

General Description of Project: Offering seasonal Fruits & Vegetables, Healthy snacks, Drinks, and small gifts. more detail in Packet.

Property Owner Name: Alan Riley

Address: 450 S. Apple lane Payson Ut 84651

Telephone: 801-367-4052 Email: alanrileyfarms@yahoo.com

Property Owner Signature: [signature] Date: Aug. 2, 2021

Authorized Representative Contact Information: (Per the owner's signature and by indicating an authorized representative, all communication from the city regarding the project will be directed to the authorized representative.)

Name: Noelle Sorensen

Company Name: Rileys orchards

Address: 1237 S. 260 W. Payson Ut 84651

Telephone: 801-362-7388 Email: nocards75@yahoo.com

SUBMITTAL CHECKLIST (applicant – please ensure all items are included in this submittal)

	Underlying Zone R-1-9

✓	The reason for the overlay zone request in accordance with one or more of the criteria found in Section 19.6.
✓	Proposals for special requirements of the zone including architectural controls, materials, uses, massing, or other similar ideas.
	A detailed explanation of how the proposed use will be compatible and consistent with the existing neighborhood and surrounding uses.
	Detailed site plan including the minimum setback, width, frontage, parcel size and utilities.
✓	List of names and addresses of the property owners within two hundred fifty (250) feet as shown on the County Assessor's tax files, together with one stamped, addressed envelope for each owner.
	Any other information that will assist the Planning Commission and City Council to determine appropriate characteristics and controls leading to the success of the proposal.

I certify that this application and all the information submitted as a part of this application is true, complete, and accurate to the best of my knowledge. I acknowledge that I have reviewed the applicable sections of the Payson City Municipal Code, that items and checklists contained in this application are basic and minimum requirements only, and that other requirements may be imposed that are unique to individual projects or uses. I agree to comply with any and all applicable laws, ordinances, and resolutions in effect at this time. Should any of the information or representations submitted in connection with this application be incorrect or untrue, I understand that Payson City may rescind any approval or take any other legal or appropriate action. I also agree to allow the staff, planning commission, city council, or appointed agents of the city to enter the subject property to make any necessary inspections thereof.

Signature Authorized Agent/Owner (if no agent): _____ Date: 8/2/2021

SUBMITTAL REQUIREMENTS

Submit to: Kim E. Holindrake, Development Services, 439 W Utah Avenue, Payson, UT

Submit by: 3:00 p.m. on Monday, (target date) _____ or see development calendar

Submit both paper and electronic:

1. **Paper** submittal**:**
   a. Plan sets - one (1) sized 24" x 36" and one (1) sized 11" x 17"
   b. All reports and other documentation - One (1) set sized 8.5" x 11"
2. **Electronic** submittal on **DISC**:
   a. a full plan set in one (1) single pdf
   b. an electronic design file AutoCAD 2014 format (N.A.D. 83 Coordinates)
   c. reports (drainage, geotechnical, title) and other documentation each in a separate pdf.

Submit Fee: $500 (Payable to Payson City)

NOTE:

- Applications will not be accepted without ALL the required submittal materials. The city will not hold partial submittals.
- Acceptance of this submittal to the Development Review Committee (DRC) for review is not an acknowledgement by the city of a complete application. This determination will be made by the DRC in accordance with UCA 10-9a-509.5.

ADDITIONAL INFORMATION (Links)

Payson City Code - https://paysonutah.org/government-transparency/transparency/city-code

Title 19, Zoning Ordinance and Appendix A — Title 14, Fire Protection

Title 20, Subdivision — Title 21, Sensitive Lands

Payson City Planning and Zoning - https://paysonutah.org/departments/development-services/planning-and-zoning

Payson City Engineering – Development Guidelines – https://paysonutah.org/departments/development-services/engineering

Utah MUTCD - https://www.udot.utah.gov/main/f?p=100:pg:0::::1:T,V:4072,