

NOTICE AND AGENDA

Notice is hereby given that the Planning Commission of Millville City will hold their regularly scheduled on Thursday, **June 2, 2022** at the Millville City Offices, 510 East 300 South in Millville, Utah, which meeting shall begin promptly at **8:00 p.m.**

1. Call to Order / Roll Call
2. Opening Remarks / Pledge of Allegiance
3. Approval of agenda
4. Approval of minutes from May 5, 2022
5. Agenda Items
 - A. Zoning Clearance: Sign Permit: Yesco for Camp Saver, 765 W 1940 S, #100, Millville UT 84321
 - B. Zoning Clearance: New Home- Immaculate Construction- Spencer Munyon, 95 W 750 N, Millville UT 84326
Zollinger Estate Lot #2
 - C. Zoning Clearance: New Home- Western Trades Construction- 561 N 250 E Millville UT 8436,
Copperleaf Lot #4
 - D. Other
6. City Council Report- May 26, 2022
7. Agenda items for next meeting
8. Calendaring for future Planning Commission Meeting- June 16, 2022
 - A. Gary Stauffer Subdivision
9. Adjournment

In compliance with the American with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during public meetings should notify Kara Everton at (480) 528-1467 at least three days prior to the meeting.

This agenda was posted on May 31, 2022 to the City posting locations, the City Website and the Utah Public Meeting Notices Website.



Kara Everton, Secretary
Millville City Planning Commission

MILLVILLE PLANNING COMMISSION MEETING

City Hall - 510 East 300 South - Millville, Utah

May 5, 2022

PRESENT: Garrett Greenhalgh, Lynette Dickey, Larry Lewis, Rachel Thompson, Matt Anderson, Darcy Ripplinger, Kara Everton, Tara Hobbs, Jed & Pam Waldron, Logan Lucherini, Harry Meadows, Pam June

Call to Order/Roll Call:

Commissioner Greenhalgh opened the meeting for May 5, 2022, at 8:00 p.m. Commissioners Garrett Greenhalgh, Lynette Dickey, and Matt Anderson (Alt.) were present. Commissioner Farmer is excused with Commissioner Thompson & Ripplinger to arrive later. Development Coordinator Kara Everton was present and took minutes.

Opening Remarks/Pledge of Allegiance

Commissioner Greenhalgh led all present in the Pledge of Allegiance.

Approval of Agenda

Commissioner Thompson arrived at this point.

The agenda for the Planning Commission Meeting was reviewed. **Commissioner Dickey moved to approve the agenda May 5, 2022.** Commissioner Anderson seconded. Commissioners Garrett Greenhalgh, Lynette Dickey, Rachel Thompson and Matt Anderson (Alt.) voted in favor. Commissioner Farmer was excused with Commissioner Lewis and Ripplinger to arrive later.

Approval of the Minutes of the Previous Meeting

The Planning Commission reviewed the Planning Commission Meeting for April 21, 2022. **Commissioner Dickey moved to approve the minutes.** Commissioner Anderson seconded. Commissioners Garrett Greenhalgh, Lynette Dickey, Rachel Thompson, and Matt Anderson (Alt.) voted in favor. Commissioner Farmer was excused with Commissioner Lewis and Ripplinger to arrive later.

5.A. Zoning Clearance: Accessory Building- Carport- 15 E 300 S, Millville UT

Jed & Pam Waldron were present. They stated that because of the unique way that their house sits on their lot they are looking for different ways to add a carport to their property. Jed has had an engineer review and ensure that the roof is able to hold the snowpack. The carport will most likely be a flat roof with adequate drainage. Commissioner Greenhalgh stated that Millville does not have a code that states the minimum distance from the accessory structure to the residence however the county would require a five-foot distance between the two buildings as well as the property line *or* a firewall. The owners stated that the wall closest to the home will be pre-built with all the required finishes before it is put up. Commissioner Greenhalgh advised the Waldron's to inquire of the County to know what else would be required as far as the extent of the firewalls on either side before they proceed with their build. Currently the east side of the carport is opened, with the owners preferring an enclosed building, but were advised to ask the County about their preference with this as well.

Commissioner Lewis arrived at this point.

Tara Hobbs brought up the installation of the sewer regarding the carport. The homeowners have a half basement with an injection pump currently. The homeowners may bring the sewer dry line to their property line before the carport is constructed.

Commissioner Thompson moved to approve the Zoning Clearance. Commissioner Lewis seconded. Commissioners Garrett Greenhalgh, Larry Lewis, Rachel Thompson, Lynette Dickey, and Matt Anderson (Alt.) voted in favor. Commissioner Farmer was excused with Commissioner Ripplinger to arrive later.

5.B. Zoning Clearance: New Home- 278 N 300 E, Millville Estates Phase 2, Lot #14

This lot has a retaining wall already established on the property and on the adjacent properties that the engineers have reviewed and approved previously. The home will sit 20 feet from the retaining wall in the back of the property.

Commissioner Ripplinger arrived at this point.

Commissioner Thompson moved to approve the minutes. Commissioner Dickey seconded. Commissioners Garrett Greenhalgh, Larry Lewis, Rachel Thompson, Lynette Dickey, Darcy Ripplinger and Matt Anderson (Alt.) voted in favor. Commissioner Farmer was excused.

5.C. Other

Commissioner Ripplinger and Commissioner Farmer attended the County Planning meeting held on Wednesday, May 4, 2022. Commissioner Ripplinger felt it was a very informative meeting with a lot of takeaways that Millville City can look into with help and implementation. Commissioner Thompson suggested that when Commissioner Farmer and Commissioner Ripplinger are both present to discuss we can have them tell the rest of the Commissioners about the meeting and what they learned.

City Council Report- April 14, 2022 and April 28, 2022

Agenda Items for Next Meeting

Future Planning Commission Meeting

The next regularly scheduled meeting will be held **Thursday, May 19, 2022, at 8:00 pm.**

Adjournment

Chairman Greenhalgh moved to adjourn the meeting at 8:29 p.m.

City of Millville, Utah
Sign Permit Application

Applicant Information**Application Number:**

Name: <u>YESCO LLC (for CAMP SAVER, LLC)</u>	Telephone: <u>801-464-6468 (for 801-520-6190)</u>
Address: <u>765 W 1940 S, #100</u>	Fax: _____
City/State/ZIP: <u>MILLVILLE, UT 84321</u>	e-mail: <u>ctaylor@yesco.com</u> <u>(doug.hansen@ecentria.com)</u>

Description of Signage Project

Parcel No.: <u>03-001-0041</u>	☒ Permanent Sign
Address: <u>765 W 1940 S, Millville, UT 84321</u>	☐ Temporary Sign
Plan: <u>Install one (1) each 6' x 12' (+/-) internally illuminated wall sign display</u>	
<u>Sign to be removed from existing location and installed at new location.</u>	
<u>Value to install sign at new location \$1,865.00.</u>	

Site Plan (to be submitted with this application)

Prepared by: <u>YESCO LLC</u>	Telephone: <u>801-464-6468</u>
Address: <u>1605 Gramercy Road</u>	Fax: _____
City/State/ZIP: <u>SLC, UT 84104</u>	e-mail: <u>ctaylor@yesco.com</u>
Contact: <u>Charlie Taylor</u>	

Color Rendering (to be submitted with this application)

Prepared by: <u>YESCO LLC</u>	Telephone: <u>801-464-6468</u>
Address: <u>1605 Gramercy Road</u>	Fax: _____
City/State/ZIP: <u>SLC, UT 84104</u>	e-mail: <u>ctaylor@yesco.com</u>
Contact: <u>Charlie Taylor</u>	

Complete Signage Plan, where applicable (to be submitted with this application)

Prepared by: _____	Telephone: _____
Address: _____	Fax: _____
City/State/ZIP: _____	e-mail: _____
Contact: _____	

More application information is required on the back side of this form.

Applicant Signature

I have submitted all required plans and reports for this application and agree to submit any other reports, plans, and information as may be deemed necessary by the Planning Commission, City Council, or City Engineer, at my expense. I have also enclosed a check, payable to Millville City Corporation, for the amount of the non-refundable Sign Permit Application fee with this application. I understand that the approval of this application is a prerequisite of approval for the Building Permit Clearance form.

Applicant: Charlis Taylor

Date: 5-11-2022

City Review (to be completed by city personnel)

Y N

Signature of Reviewer

- ☐ ☐ Received Sign Permit Application fee.
- ☐ ☐ Submitted Building Permit Clearance form.
- ☐ ☐ Requires other reports, plans, or information. List:

Conditions

Approval of Sign Permit Application (vote of the Planning Commission)

Y N

Signatures

- ☐ ☐ Planning Commission grants Approval.
- ☐ ☐ Applicant agrees to the Conditions.



Sign Package

Presented By



Salt Lake Region

Salt Lake Office
1805 South Gramercy Road
Salt Lake City, UT 84104
801-487-8481

Revision History:

DSGN OPY-47757 R0 Camp Saver 05.11.2022

TYPOGRAPHY NOTE

All vertical typography dimensions specified in this package are based upon the measurement from the baseline to the cap-line of an uppercase letter 'I'. The height of descenders and ascenders, below and above the baseline and cap-line respectively, are not included in the measurements unless specifically noted.



COLOR MATCHING NOTE

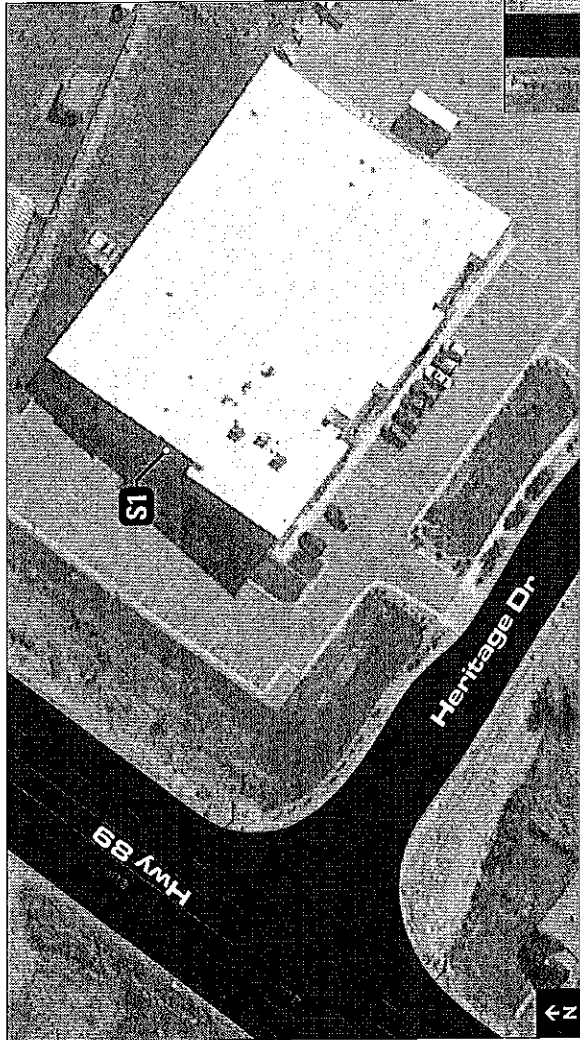
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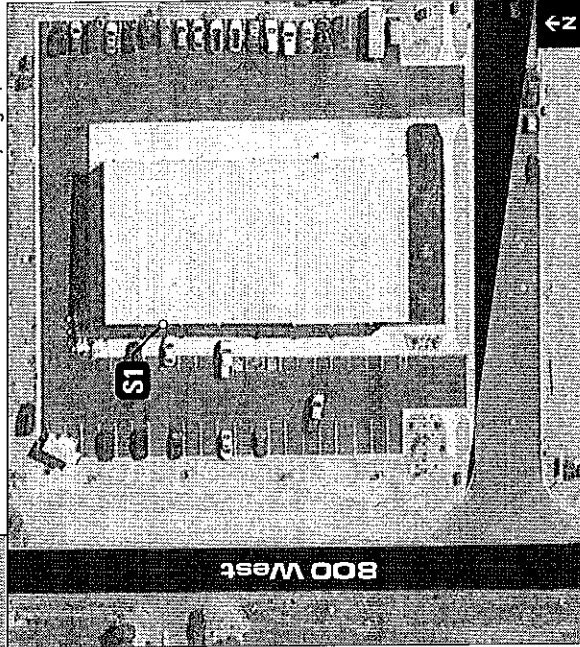
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DocuSign Envelope ID: 885396E8-2B18-493B-A8D1-79F568A52A95



OLD LOCATION: 2280 South Heritage Dr, Nibley UT

NEW LOCATION: 765 W 1940 South #100, Logan, UT 84321



DRAWING SITE PLANS

AERIAL VIEWS
SCALE: 1/8" = 4'-0" (1:384)



DESIGN

1605 South Graneray Rd.
Salt Lake City, UT 84104
801.487.8481

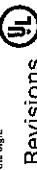
WWW.YESCO.COM

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The colors shown are only approximated on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 903 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.



Revisions

No.	Date / Description
1	5/11/2022

Approval

DocuSign by: Ryan S. Lovett
5/11/2022 12:26 PM MDT

DocuSign by: Ryan S. Lovett
5/11/2022 12:26 PM MDT

Camp Saver

OLD: 2280 South Heritage Dr, Nibley UT
NEW: 765 W 1940 South #100, Logan, UT 84321

Acc. Desc: Trail Overhead
Designer: Jeremy Wittack
Date: 05.11.2022

Site Plans

OPY-47757 R0

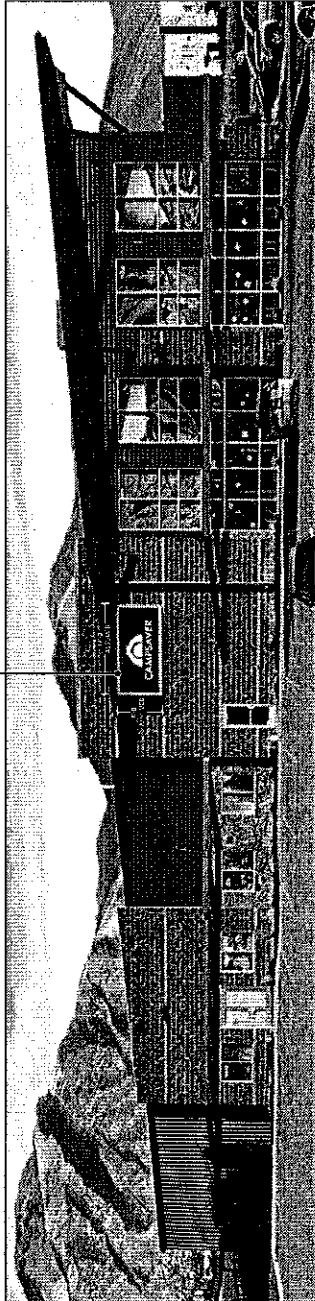
Scale: as noted

ART 0.50

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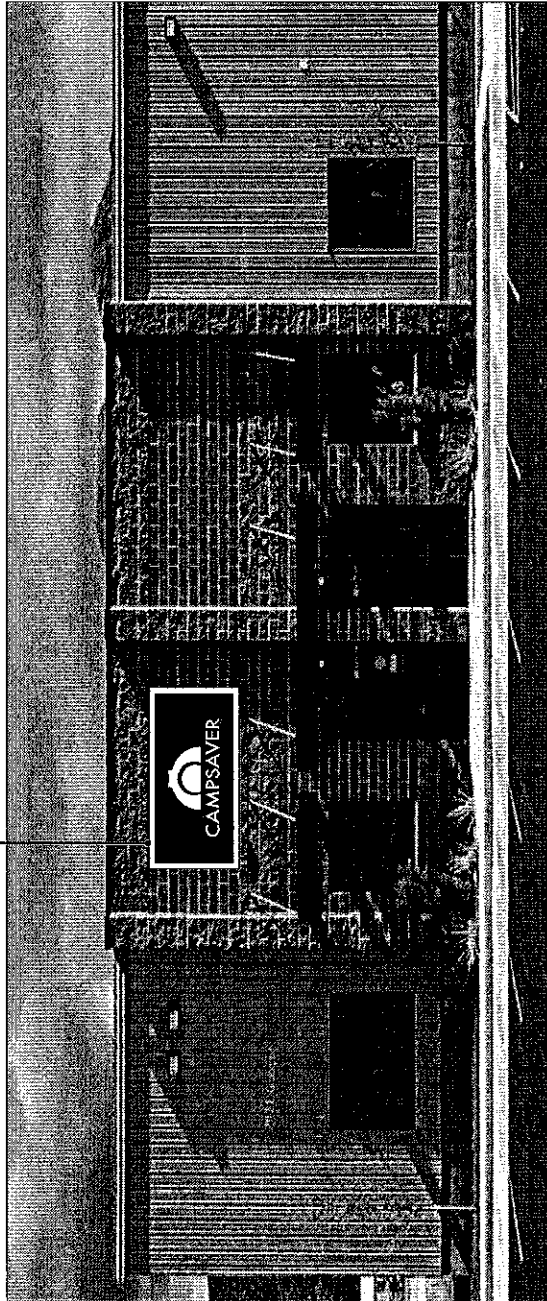
SCOPE OF WORK	
Relocate existing sign to new building. Weather-seal prior mounting holes and cap electrical at old location.	
ELECTRICAL	
POWER TO DISPLAY LOCATION: BY OTHERS OR EXISTING	
HOOKEUP AT DISPLAY: BY YESCO	

Remove Existing Internally-Illuminated Cabinet from Building Face and Cap Electrical Connections. Weather-Seal Any Exposed Mounting Holes in Facade. Any Patching, Texturing, or Painting to be Completed by Others.



EXISTING LOCATION, EAST FACE
ASSUMED SCALE: 1/8" = 1'-0" (1:96)

Reinstall at New Location, Centered Both Horizontally and Vertically Within Smooth Brick Area. NOTE: Building Size Shown Here is ASSUMED - Installed Sign may be Larger or Smaller than what is Shown Here.



NEW LOCATION, EAST FACE
ASSUMED SCALE: 1/8" = 1'-0" (1:96)



DESIGN

1805 South Graneray Rd.
Salt Lake City, UT 84104
801.487.8481

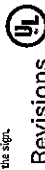
www.yesco.com

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This drawing was created to assist you in relocating the proposed sign to the new location. The design is the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.

The colors shown are only approximated on any computer monitor, interior or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 600 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.



Revisions

No.	Date / Description
1	As Issued

Approval

Designed by:

Ryan Stewart

5/17/2022 12:26 PM MDT

Checked by:

Ryan Stewart

5/17/2022 12:26 PM MDT

Camp Saver

OLD: 228 South Heritage Dr, Midway UT
NEW: 765 W 1940 South #100, Logan, UT 84321

Acct Exec: Chad Oakland

Designer: Jeremy Wilcock

Date: 05.11.2022

\$1 Sign Relocation

OPY-47757 R0

scale: as noted

ART 1.00

This design does not constitute production ready artwork and is for informational purposes only.



YESCO Engineering

2401 FOOTHILL DR, SALT LAKE CITY, UT 84109
PHONE: 801.464.4600 WWW.YESCO.COM

JOB NAME WALL ATTACHMENTS

DATE 01/03/2018 BY CM/AH/BJ

LOCATION VARIOUS LOCATIONS

SHT 1 OF 1

Y:\Engineering\Drawings\Standard Wall Attachments\IBC 2018\Standard Letter on Wall Attachment Sheets.dwg

SINGLE FACE WALL SIGN

2018 IBC up to 105mph C

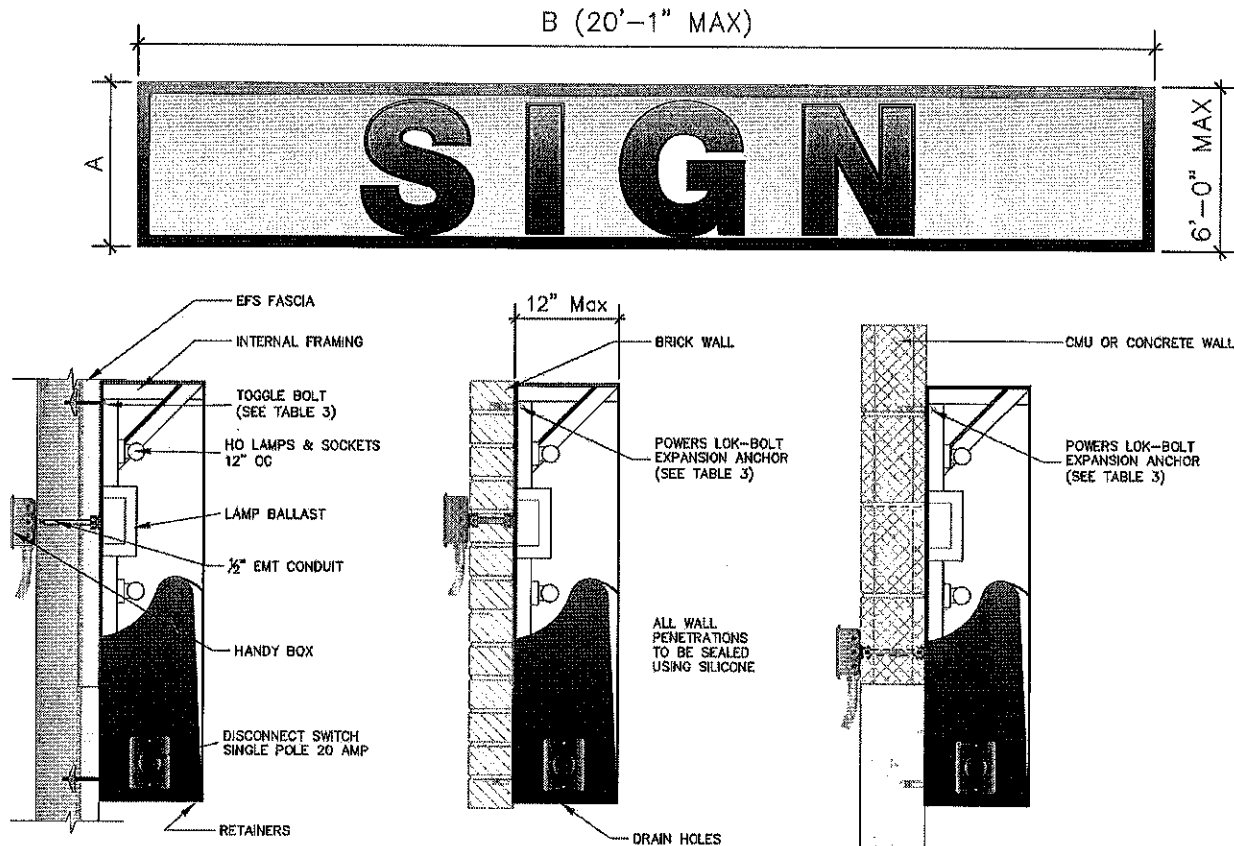


Table 3. Fasteners to be used when attaching single face sign to wall type.

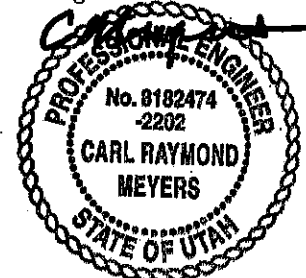
Approx. Area (ft ²)	EFS	Wood Clapboard	Red Brick		Concrete		CMU Block	
	Toggle bolt (into backing)	Toggle bolt (into backing)	Powers "Lok-Bolt"		Powers "Lok-Bolt"		Powers "Lok-Bolt"	
			Diameter	Emb.	Diameter	Emb.	Diameter	Emb.
25	(8) 1/4"	(8) 1/4"	(4) 1/4"	1-1/8"	(4) 1/4"	5/8"	(4) 1/4"	1-1/8"
50	(6) 3/8"	(6) 3/8"	(6) 1/4"	1-1/8"	(4) 1/4"	5/8"	(4) 1/4"	1-1/8"
75	(8) 1/2"	(8) 1/2"	(6) 1/4"	1-1/8"	(6) 1/4"	1-1/8"	(6) 1/4"	1-1/8"
100	N/A	N/A	(6) 3/8"	1-1/2"	(8) 1/4"	1-1/8"	(8) 1/4"	1-1/8"
125	N/A	N/A	(6) 3/8"	1-1/2"	(6) 3/8"	1-1/2"	(6) 3/8"	1-1/2"

NOTES:

- Type of wall fastener will vary with each wall type.
- Refer to Powers documentation for proper use of the "Lok-Bolt."
- Display area is calculated by (A X B = area).
- Displays larger than in Table 3 require special engineering.

Digitally signed by Carl Meyers
DN: c=US,
Email=carl@yesco.com,
o=YESCO,
ou=Engineering,
cn=Carl Meyers
Date: 2022.05.15
14:05:14 -0800

Signed 05/11/2022





MILLVILLE CITY

ZONING CLEARANCE FOR BUILDING PERMIT

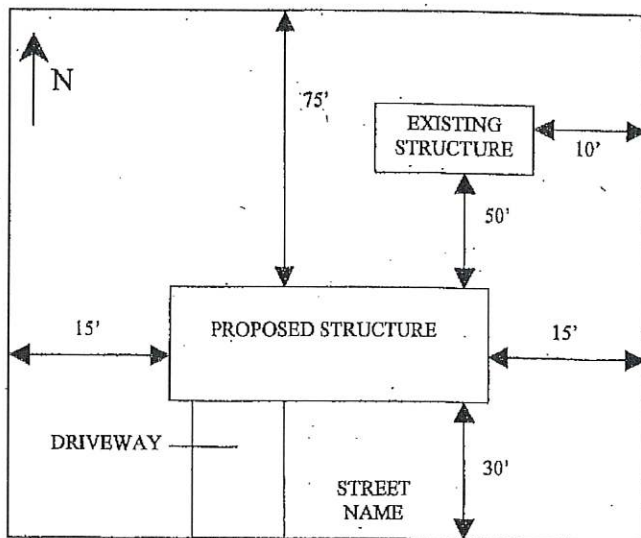
THIS FORM EXPIRES 60 DAYS FROM DATE OF APPROVAL

APPLICATION INFORMATION

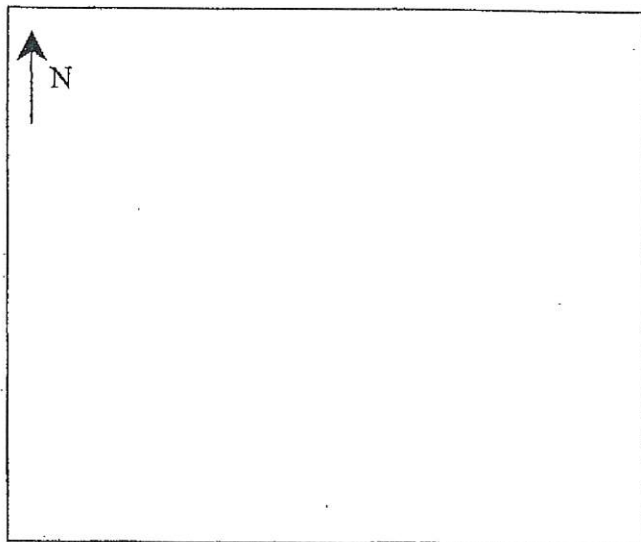
1. Immaculate Construction
APPLICANT'S NAME
2. 2 N. Main #1
MAILING ADDRESS
- Providence RI 04332
CITY STATE ZIP CODE
3. 435-512-8320 4. _____
HOME TELEPHONE BUSINESS TELEPHONE
5. Spencer & Maren Munyan
OWNER'S NAME (if different from applicant)
6. Residential
TYPE OF STRUCTURE
7. 3716 8. R1
SQUARE FOOTAGE ZONE
9. Zollinger Estates lot 2
SUBDIVISION NAME AND LOT NUMBER (if applicable)
10. 02 - 304 - 0002
TAX IDENTIFICATION NUMBER
11. 750 N. 95 W.
ADDRESS OF CONSTRUCTION
12. 1.51 Acres 13. _____
LOT SIZE LOT ELEVATION
14. SEWER ☐ (choose one) stub SEPTIC TANK ☒ N/A ☐
15. CITY WATER ☒ (choose one) PRIVATE WELL ☐ N/A ☐
16. ELECTRICITY ☒ GAS ☒ OTHER UTILITY ☐
(specify in remarks)
17. _____
REMARKS

height 28'4"

SAMPLE PLOT PLAN (numbers do not represent required setbacks)



PLOT PLAN



APPROVED - PLANNING AND ZONING

DATE

FEES PAID - TREASURER

DATE

This property is being approved for building permit issuance as indicated above. Any change in the type or placement of the structure is not allowed. This clearance is not a waiver of compliance with either the zoning ordinance or the building codes. Millville City Form 101 - 15 Nov. 2003 (previous edition is obsolete)



Post Office Box 308

Millville, Utah 84326

Zoning Clearance for Building Permit # _____

Single Family and Two-Family Residential (R-1) Zoning Clearance Requirements Checklist

Please initial each item and then sign the last page:

1. ☒ You have been informed of the application process and understand the steps you are required to take.
2. ☒ A display will be provided by Millville City with the Storm Water weekly checklist, SWPPP, and the Millville City Building & Inspection form. The display will be mounted over your water barrel.
- 2.a ☒ SWPPP.
3. ☒ Application for Water Service.
4. ☒ One (1) complete, full size set of building plans are required by the City ~~(24x36)~~ 11x17
5. ☒ One (1) completed, septic tank approval form from Bear River Health Department.
6. ☒ 8 copies plus original of the completed Zoning Clearance for building permit form, Form # 101 – 15 Nov 2003.
7. ☒ 8 copies of the site plan (11" x 17")
8. ☒ 1 copy of the plat in which the lot is located (11" x 17")
9. ☒ Not more than one (1) main building may be placed on a lot or parcel.
10. ☒ The minimum lot sizes are as follows:

Slope Class 1 (20% grade or less):	14,000 square feet
Slope Class 2 (grade greater than 20% to 23%):	20,000 square feet
Slope Class 3 (grade greater than 23% to 27%):	26,000 square feet
Slope Class 4 (grade greater than 27% to 30%):	32,000 square feet
Slope Class 5 (grade greater than 30%):	no building permitted
11. ☒ Frontage: The minimum frontage for the lot is 108 feet.

Corner Lot Setbacks:

12. (B) Front Setback: The structure is required to be set back 30 feet from the front property line.
- Rear Setback: The structure is required to be set back 20 feet from the rear property line.
- Side Setback: The structure is required to be set back 15 feet from the side property line abutting an interior lot and 20 feet from the side property line abutting a public street.

Interior Lot Setbacks

13. (B) Front Setback: The structure is required to be set back 30 feet from the front property line.
- Rear Setback: The structure is required to be set back 30 feet from the rear property line.
- Side Setback: The structure is required to be set back 15 feet from the side property line.
14. (B) Height: The height of the structure shall be no more than 35 feet as measured from the front door threshold.
15. (B) The grassy swales (shallow depressions) in the City right-of-way adjacent to the streets are installed to convey storm water runoff safely away from your property and to control potential flooding. They may not be filled in or modified without express written approval from Millville City.
16. (B) Corrals, barns, stables, coops, kennels (as defined by City code) and any other buildings used to accommodate animals must be at least 50 feet from all adjoining property lines and 75 feet from any residential building.
17. (B) There shall be a minimum of 960 square feet of floor space for a single story dwelling (excluding basements, open porches and garages).
18. (B) All dwellings for human occupancy shall have at least one dimension measuring 20 feet (measured in depth or width), have a pitched roof, be attached to a permanent concrete foundation, and meet the minimum Uniform Building Code requirements.
19. (B) Retaining walls for cuts and fills over four (4) feet in height or (6) six feet for the combined height of cut and fill cross section will be designed by a certified engineer and approved by the City Council upon the affirmative recommendation of the City Engineer.
20. (B) A Hillside Development Permit from the Planning and Zoning Commission is required for lots sloped over twenty percent (20%).
21. (B) Landscaping must be completed within two (2) years of occupancy of the building.
22. (B) Permits expire 12 months from the date of issuance, or after 180 days if construction has not begun.
23. (B) Lot corners shall be marked by a distinctive survey corner marker. Eighteen (18") to twenty-four inch (24") by five-eighths inch (5/8") rebar, (#5 rebar) with surveyor's official cap.

24. **B)**

Driveways: All driveway approaches shall meet the following specifications:

Min. Width 10 feet

Max. Width 32 feet

Min. Concrete Thickness 6 inches

Min. Base Course Thickness 4 inches

Min. Distance Between Driveways: Single Family residential driveways shall be offset from other driveways by no less than twice the flare width.

Jett Bennett

print name

[Signature]

signature

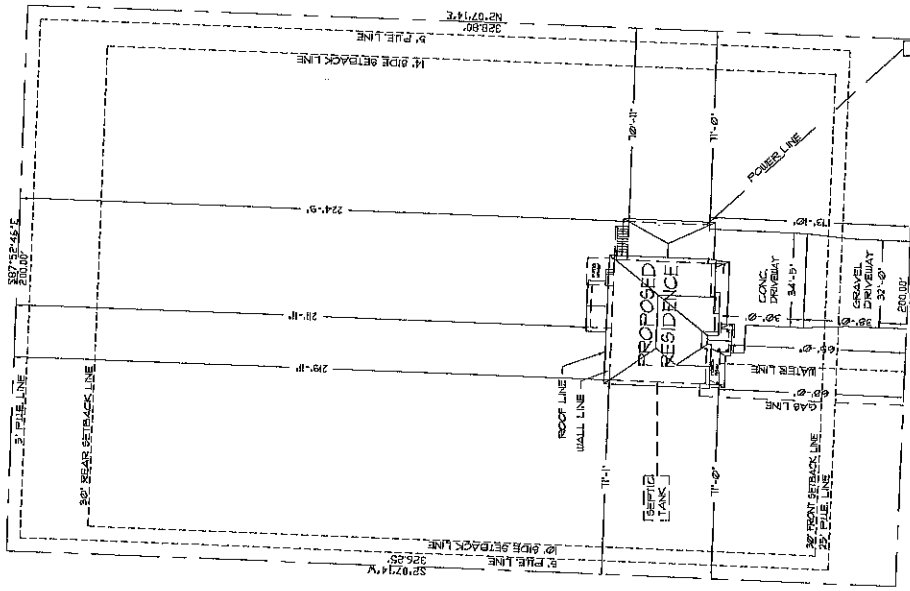
5-4-22

date

IMMACULATE HOMES LOT #2 ZOLLINGER ESTATES SUB. 750 NORTH 95 WEST MILLVILLE, UT.

CONTENT:

1. PLOT PLAN & COVER PAGE
2. FOUNDATION/BASEMENT FLOOR PLAN
3. MAIN FLOOR PLAN
4. UPPER FLOOR PLAN, ROOF & UPPER FLOOR FRAMING PLANS.
5. FRONT & LEFT ELEVATIONS
6. REAR & RIGHT ELEVATIONS
7. ELECTRICAL FLOOR PLANS



PRIVATE ROAD

PLOT PLAN
SCALE: 1" = 20'

PINELINE DESIGN
& DRAFTING
7700 S. 1200 E. SUITE 100
MIDLAND, TX 79706
TEL: 817.443.1800
FAX: 817.443.1801
WWW.PINELINEDESIGN.COM
© 2004 PINELINE DESIGN & DRAFTING



MILLVILLE CITY

ZONING CLEARANCE FOR BUILDING PERMIT

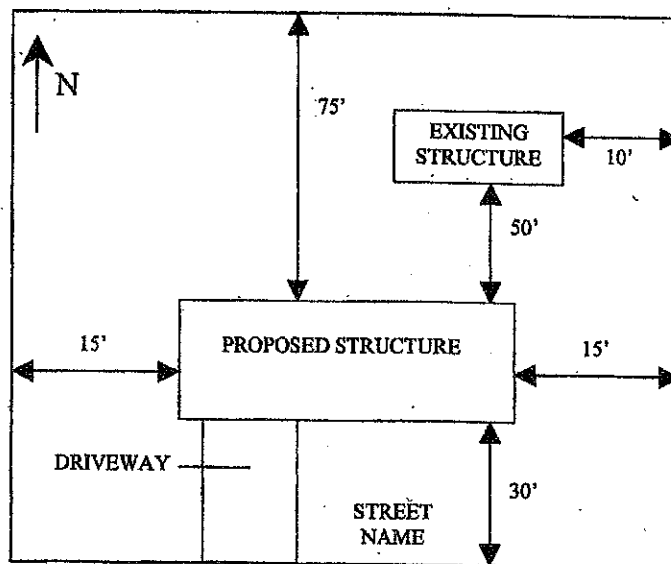
THIS FORM EXPIRES 60 DAYS FROM DATE OF APPROVAL

APPLICATION INFORMATION

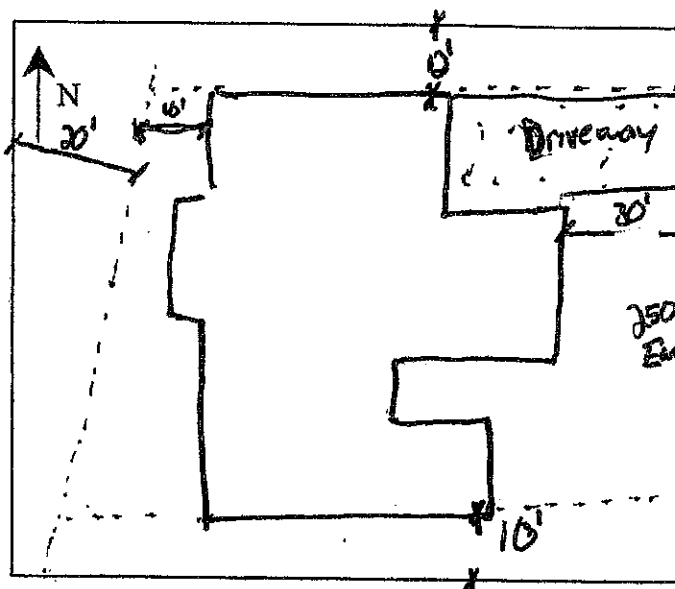
1. Western Trades Construction
APPLICANT'S NAME
2. 543 N. 470 E.
MAILING ADDRESS
- Providence Ut 84332
CITY STATE ZIP CODE
3. (435) 999-9686 4. (435) 999-9686
HOME TELEPHONE BUSINESS TELEPHONE
5. Ascentive Homes LLC
OWNER'S NAME (if different from applicant)
6. Residential
TYPE OF STRUCTURE
7. 5939 SF 8.
SQUARE FOOTAGE ZONE
9. Copper Leaf #4
SUBDIVISION NAME AND LOT NUMBER (if applicable)
10. 02 - 287 - 0004
TAX IDENTIFICATION NUMBER
11. 561 N. 250 E. Millville, UT 84326
ADDRESS OF CONSTRUCTION
12. .32 ac. 13.
LOT SIZE LOT ELEVATION
14. SEWER ☐ SEPTIC TANK ☒ N/A ☐
(choose one)
15. CITY WATER ☒ PRIVATE WELL ☐ N/A ☐
(choose one)
16. ELECTRICITY ☒ GAS ☒ OTHER UTILITY ☐
(specify in remarks)
17.
REMARKS

SAMPLE PLOT PLAN

(numbers do not represent required setbacks)



PLOT PLAN



APPROVED - PLANNING AND ZONING

DATE

FEES PAID - TREASURER

DATE

This property is being approved for building permit issuance as indicated above. Any change in the type or placement of the structure is not allowed. This clearance is not a waiver of compliance with either the zoning ordinance or the building codes. Millville City Form 101 - 15 Nov. 2003 (previous edition is obsolete)



Cache/Rich Counties
85 E 1800 N
North Logan, UT 84341
(435) 792-6570

Box Elder County
817 W 980 S
Brigham City, UT 84302
(435) 734-0845

Permit to Install Septic System

Owner: Ascentive Home LLC
Property Address: 561 North 250 East Millville UT 84326
City: Millville
County: Cache
Tax ID: 02-287-0004
Phone #: (435) 999-9686
Subdivision and lot #:

DATE 12/20/21
PLANS REVIEWED BY:
Ben Harker
Ben Harker No. 9163681-2001
Licensed Environmental Health Scientist
Bear River Health Department

Type of system: Basic, Seepage Pit
Minimum septic tank size: 1,500 Gallons
Maximum depth of Absorption trenches or pit: 13 feet
Elevation of top of sewer pipe exiting foundation: ~42 inches or shallower
Minimum absorption area: 2 drywell rings

Comments/instructions:

Inspection required before cover, 48 Hours advanced notice required for inspection.
System must be installed at least 100 feet from wells, springs, ditches or other natural waterways.
Top of septic tank to be installed no deeper than 54 inches below natural grade. Shallower is preferred, if possible.
Gravity flow main level and lift basement plumbing to tank with a lift pump.
Install dry sewer line for future sewer connection (Consult with Millville City for appropriate depth of dry sewer)

CONSTRUCTION GENERAL REQUIREMENTS

- Prior to installation, all minimum setback distances and the elevation of sewer exiting the foundation shall be field verified. If there are any issues, contact the health department before proceeding with the installation.
- The gravel fill used in the absorption trenches or pit shall be free from fines, dust, sand, or organic material.
- Absorption area excavations and piping shall be level.
- Sewer pipes shall be installed on a foundation of undisturbed earth, or stabilized earth that is not subject to settling.
- Absorption systems may not be excavated when the soil is wet enough to smear or compact easily.
- The absorption area shall be protected from soil compaction prior to and during construction.
- All smeared or compacted surfaces should be raked to a depth of 1 inch, and loose material removed before the absorption system components are placed in the excavation.
- If the septic tank burial depth is greater than four feet, Risers will need to be installed on the inlet and outlet side, and a septic tank approved for greater than a four-foot burial depth must be used.
- Building sewer placed under driveways or other areas subjected to heavy loads shall be constructed to ensure against crushing or disruption of alignment.
- Final grading shall prevent ponding throughout the entire system area and promote surface water runoff.

Permit expires one year from date of approval. By signing this permit, owner agrees to install system as specified. Any changes must be approved by the Health Department before construction. This permit is based on minimum design standards, and in no case does it guarantee against the failure of the installed system. The performance of the system is affected by many other factors, such as operation, maintenance, wastewater contents, etc., not addressed by the standards. An inspection is required before backfilling.

Signature

Christian Taylor
Christian Taylor

Date

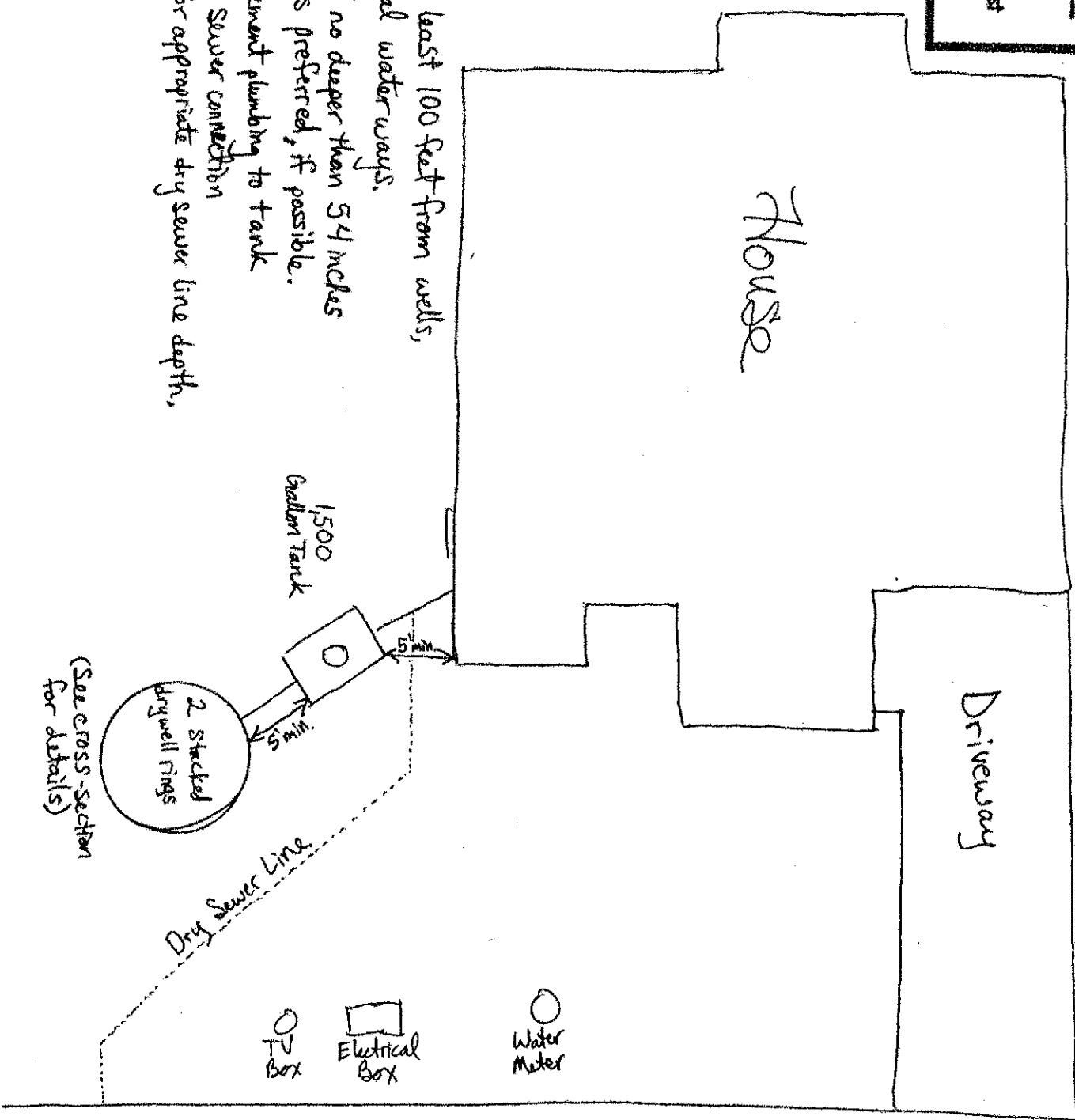
12/21/21

DATE	12/20/21
PLANS REVIEWED BY:	Ben Harker
Ben Harker No. 9163681-2001	
Licensed Environmental Health Scientist Beck River Health Department	

Ascentive Homes LLC
 02-287-0004
 Copper Leaf Lot #4
 561 N. 250 E, Millville

North
 ↑

- System must be installed at least 100 feet from wells, Springs, ditches or other natural waterways.
- Top of septic tank to be installed no deeper than 54 inches below natural grade. Shallowers is preferred, if possible.
- Gravity flow main line and lift basement plumbing to tank
- Install dry sewer line for future sewer connection
- Consult with Millville City for appropriate dry sewer line depth.



250 East

City of Millville, Utah
Application for Development
in a Hillside Development Overlay Zone

Applicant Information

Application Number:

Name: <u>Western Trades Construction</u>	Telephone: <u>435-291-0066</u>
Address: <u>543 North 470 East</u>	Fax: _____
City/State/ZIP: <u>Providence, Utah 84332</u>	e-mail: <u>christian@westerntrades.net</u>

Description of Development Project

Parcel No.: <u>02-287-0004</u>	Desired Start Date: _____
Project Mngr: <u>Christian Taylor</u>	Estimated Completion Date: _____
Overview: <u>Single family dwelling with two story basement .</u>	

Site Plan (to be submitted with this application)

Prepared by: <u>Develop Architects</u>	Telephone: <u>801-644-4926</u>
Address: <u>1144 East 2800 North</u>	Fax: _____
City/State/ZIP: <u>Ogden, Utah 84414</u>	e-mail: <u>info@developarchitcts.com</u>
Contact: <u>Chad Bailey</u>	

Drainage Control Plan (to be submitted with this application)

Prepared by: <u>Develop Architects</u>	Telephone: <u>801-644-4926</u>
Address: <u>1144 East 2800 North</u>	Fax: _____
City/State/ZIP: <u>Ogden, Utah 84414</u>	e-mail: <u>info@developarchitcts.com</u>
Contact: <u>Chad Bailey</u>	

Geology Soils Report (to be submitted with this application)

Prepared by: <u>Civil Solutions Group</u>	Telephone: <u>435-938-8079</u>
Address: <u>498 West 100 South</u>	Fax: _____
City/State/ZIP: <u>Providence, Utah 84332</u>	e-mail: <u>powell@csg.work</u>
Contact: <u>John Powell</u>	

More application information is required on the back side of this form.

Landscape Plan (to be submitted with this application)

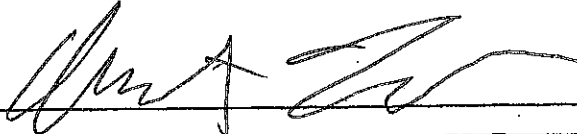
Prepared by:	Christian Taylor	Telephone:	435-290-0066
Address:	21 Amber Ave	Fax:	
City/State/ZIP:	Tremonton, Utah 84337	e-mail:	christian@westerntrades.net
Contact:			

Other Reports, if required (to be submitted with this application)

The Planning Commission, City Council, or City Engineer may require other reports, plans, or information for the evaluation of this application. On a separate sheet of paper, provide the same information for each additional report as you did for the standard required plans and reports.

Applicant Signature

I have submitted all required plans and reports for this application and agree to submit any other reports, plans, and information as may be deemed necessary by the Planning Commission, City Council, or City Engineer, at my expense. I have also enclosed a check, payable to Millville City Corporation, for the amount of the non-refundable Application Review fee with this application. I understand that after the Preliminary Approval, that the final plans for this development must be submitted to the Planning Commission for Final Approval and Clearance to obtain a Building Permit.

Applicant: 

Date:

5/12/2022

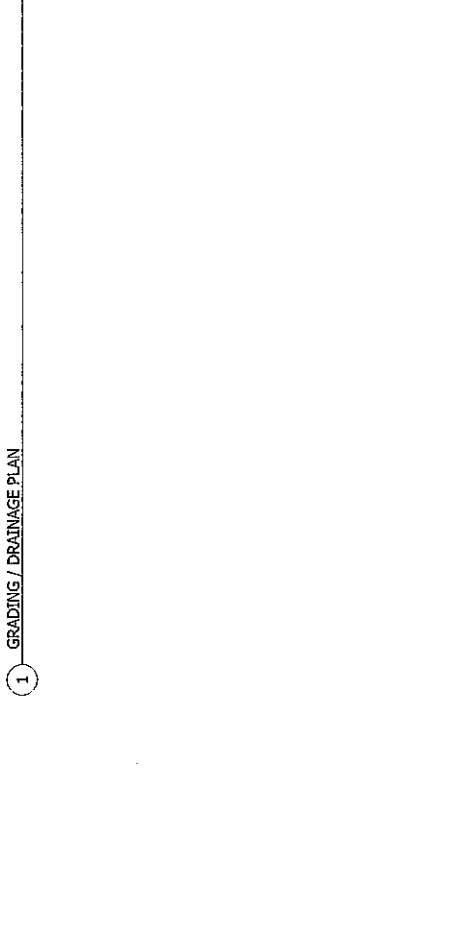
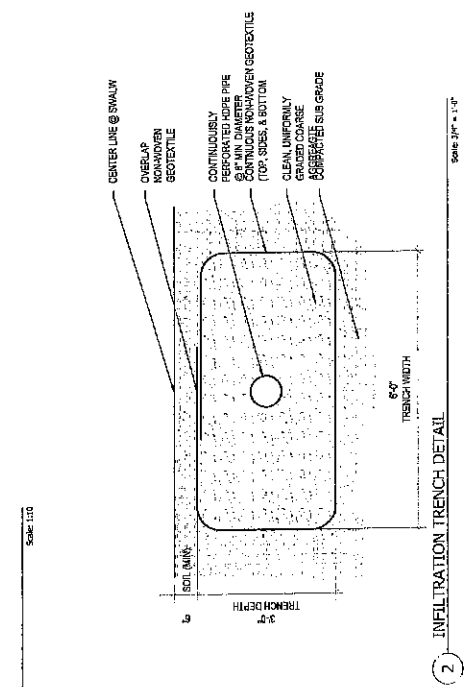
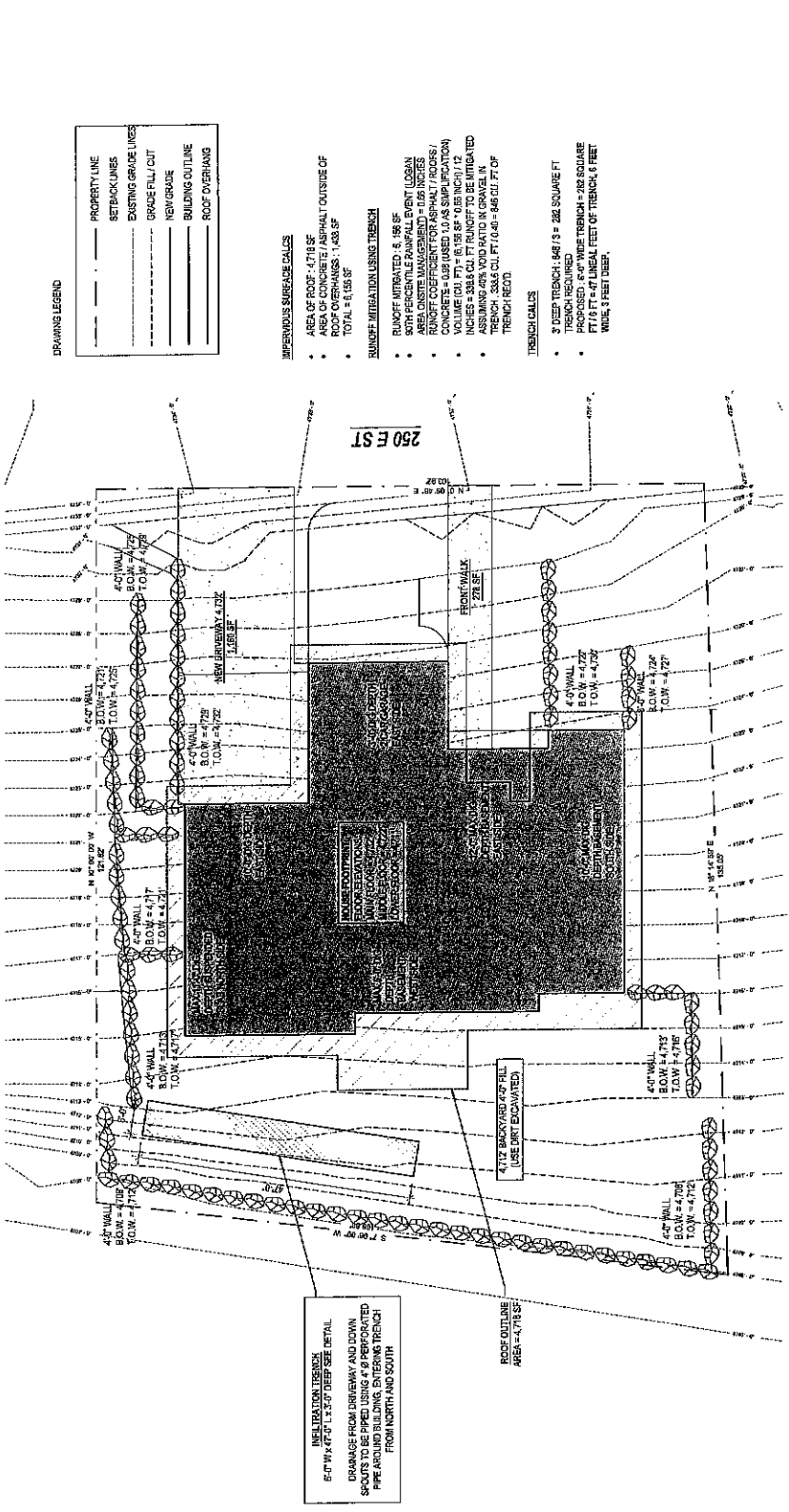
City Review (to be completed by city personnel)

Y	N	Signature of Reviewer
☐	☐	Received Application Review fee.
☐	☐	Meets conditions for Hillside Development Overlay requirements.
☐	☐	Requires traffic flow study.
☐	☐	Requires other reports, plans, or information. List:
☐	☐	Planning Commission recommends Preliminary Approval.

Preliminary Approval of Application for Development (vote of City Council)

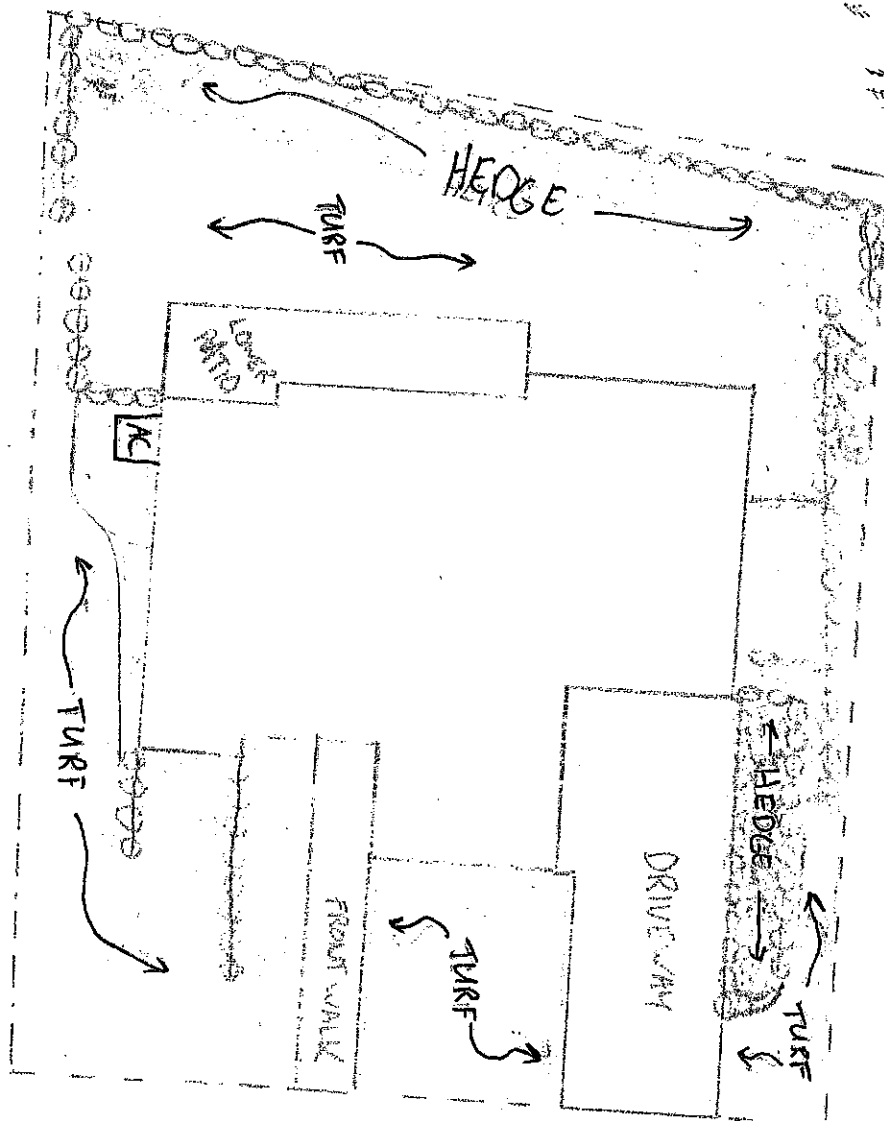
Y	N	Mayor's Signature
☐	☐	City Council grants Preliminary Approval.

After Preliminary Approval has been granted, the next step is to submit your final development and building plans and a Building Permit Clearance form to the Planning Commission for approval.



1 GRADING / DRAINAGE PLAN

2 INFILTRATION TRENCH DETAIL



① LANDSCAPE PLAN