

TRENTON TOWN CORPORATION

17 East Main
P.O. Box 77
Trenton, Utah 84338

ZONING CLEARANCE APPLICATION

APPLICATION TO BE RETURNED BY _____
TO BE ON THE AGENDA FOR THE PLANNING AND ZONING MEETING TO BE HELD
ON _____, _____.

APPLICATION REQUESTS WILL NOT BE PLACED ON THE AGENDA UNLESS ALL REQUIRED
DOCUMENTATION IS SUBMITTED WITH THIS APPLICATION FORM.

Date _____

Applicant(s) Information

Name _____

Address _____

Daytime Phone Number _____ Evening Phone Number _____

Agent(s) Information

Name _____

Address _____

Daytime Phone Number _____ Evening Phone Number _____

Property Information

Property Address _____

Lot Size _____ Property Serial Number _____

Zone (please check the zone in which the property is located)

- Residential Single Family (RI)*** - Oregon Shortline Railroad property line East on 100 North to 400 East. 400 East to 100 South, West to 200 East and South to 300 South and West to Oregon Shortline Railroad property line.
- Commercial Neighborhood (CN)*** - 100 South to Main Street 400 West, East to Oregon Shortline Railroad property line.
- General Commercial (GC)*** - 200 North to Main Street, Oregon Shortline Railroad property line West to 400 West.
- Residential Agriculture (RA)*** - All other lands within legal town limits not mentioned above.

I, _____ am the applicant/agent of this property involved in this application. The forgoing statements and answers herein contained and the answers in the attached plans and documentation thoroughly, to the best of my ability, present the argument in behalf of the application herewith requested, and the statements and information above referred to are, in all respects, true and correct to the best of my knowledge.

Signature of Applicant/Agent _____

Date _____

Required Documentation

Please submit the following documentation with this completed application form:

- Plat Map (obtained from CACHE COUNTY RECORDER’S OFFICE)
- Legal Description of Property (obtained from CACHE COUNTY RECORDER’S OFFICE)
- Current Tax Certification (obtained from CACHE COUNTY TREASURER’S OFFICE)
- Chain of Title (Obtained from CACHE COUNTY RECORDER’S OFFICE)
- Road Review Form attached to this application (obtained from Councilmember over Roads if on Town Road (please allow at least one week for the Councilmember to review the proposed roads before approving the form), County Road Superintendent if on County Road or Utah Department of Transportation Ingress/Egress permit if on State Highway)
- Town Water Hook-Up (approval obtained from Town Council (please allow at least one week for the Councilmember to review before approving the form) or Well Permit Application (obtained from State Water Engineer))**

APPROVAL FOR TOWN WATER HOOK-UP GRANTED ON _____

BY _____.

- Septic Tank Permit (obtained from Bear River Health Dept.) **DATE PERMIT ISSUED** _____
- Waterway Release (obtained from waterway authority if encroaching a waterway)
- Fire Protection Evaluation (obtain from Trenton Town Fire Chief or Designee (please allow at least one week for the Councilmember to review the proposed site plan before approving the form)) **APPROVED ON** _____

BY _____

NOTES _____

- Site Plan detailing clearly the nature of the request and drawn large enough to show details on paper not less than 8 inches by 10 inches
Please include:
 - Note of scale
 - Direction of North
 - Street names and numbers (within the property and adjacent to it)
 - Existing and proposed buildings
 - Fences, landscaping, parking lot and loading area
 - Complete dimension (including frontage and side yard measurements)
 - Necessary Explanatory notes
- Optional Data
 - Photographs
 - Statements by individuals that may be of assistance with this application
 - Any past history pertinent to this request
 - Additional information that may be helpful to the Planning and Zoning Commission
- \$50 Application Fee Check # _____

PLANNING AND ZONING COMMISSION REVIEW/APPROVAL

| | | |
|----------------------------|-----|----|
| Application Complete | Yes | No |
| Site Plan Requirements Met | Yes | No |
| Public Hearing Required | Yes | No |

This property is being approved for a Zoning clearance by the Town of Trenton issuance as indicated above. Any changes in the type of structure or placement are not allowed. This permit is not a waiver of compliance with the Trenton Town Zoning Ordinances or Building Codes as required by Cache County.

Planning and Zoning Commission Chair _____ Date _____

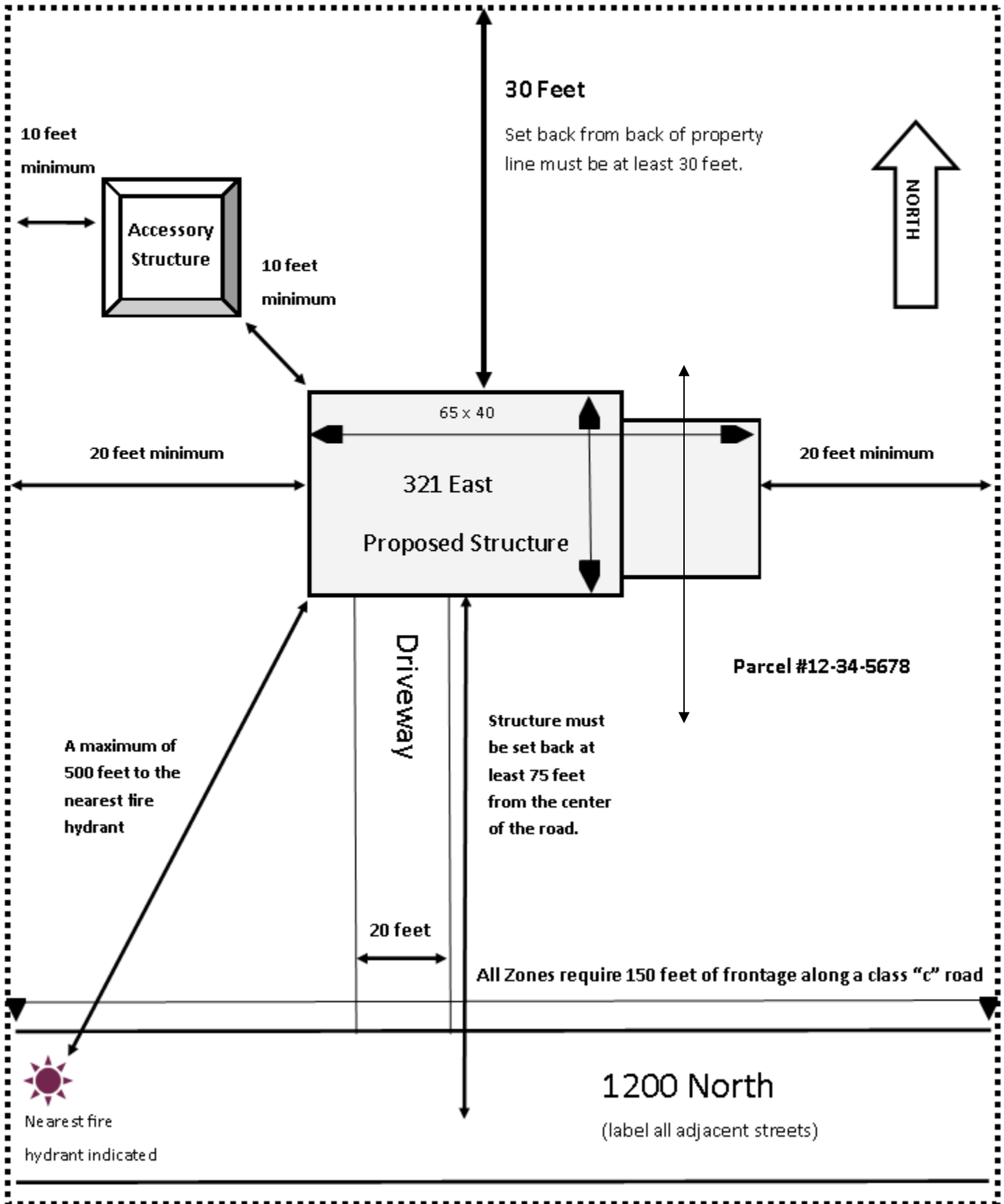
Trenton Town Mayor _____ Date _____

Special Instructions (if applicable) _____

THE ABOVE APPROVAL FOR A ZONING CLEARANCE SHALL BE NULL AND VOID SIX (6) MONTHS AFTER APPLICATION IS APPROVED BY THE PLANNING & ZONING COMMISSION UNLESS SUBSTANTIAL WORK HAS BEEN ACCOMPLISHED TOWARDS ITS COMPLETION. ALL APPROVED ZONING CLEARANCES NEED TO BE PASSED ON TO THE APPROPRIATE BUILDING INSPECTOR FOR FURTHER ACTION.

Example site plan:

Acreage requirements:
Residential Zone: 5/8 acre
A-2 Zone: 2 acres
A-5 Zone: 5 Acres



TRENTON TOWN

ROAD ACCESS APPLICATION

Name _____

Address _____

Phone Number _____

Address of property to be served by permit _____

*If you are requesting driveway access onto or adjacent to a state road you must receive approval from both the Utah Department of Transportation (UDOT) and the city in which the property is located.

What Town road are you requesting access to? _____

Please indicate the location and dimension of proposed access to town street.

All roads accesses require a 30-foot 18 inch 80s culvert as part of the access.

Are there any canals or irrigation ditches that would be impacted by proposed access to street? Yes No

If yes, please describe impact _____

Signature of Applicant _____ Date _____

APPROVAL OF APPLICATION

Please note any special conditions of application approval _____

Signature of Town Representative _____