

MAR 2015

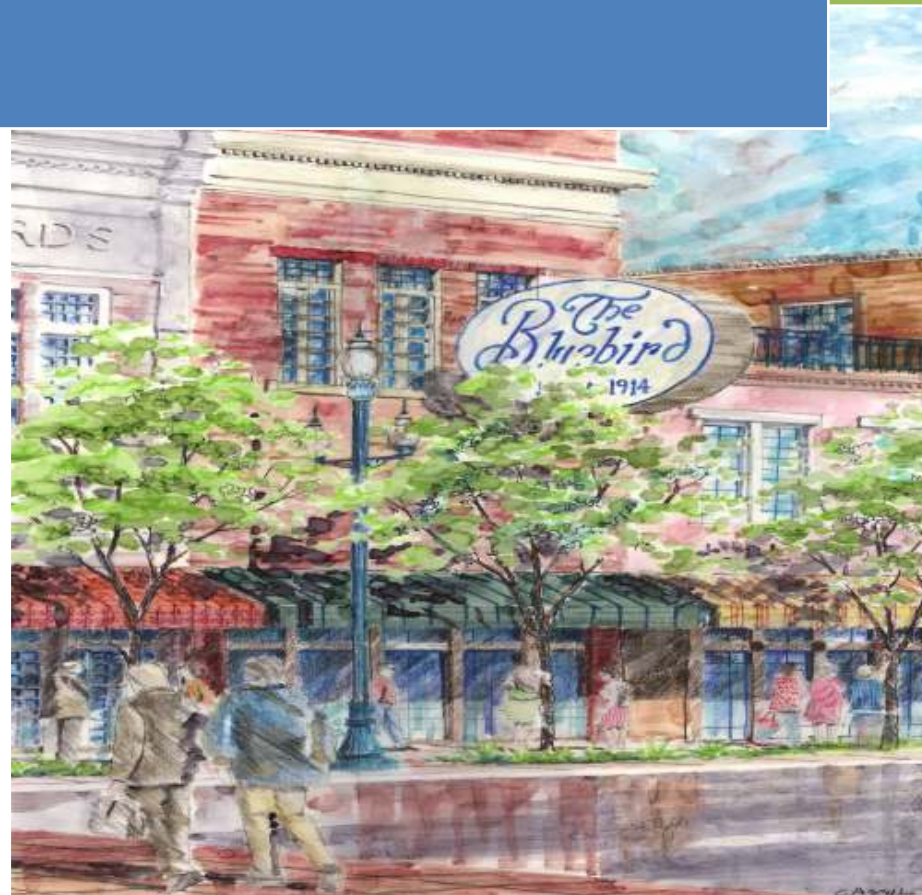
# COMMUNITY DEVELOPMENT MONTHLY UPDATE

## Contents

Planning Commission .....	2-6
Administrative (Track 1) .....	7
Business Licensing .....	8-10
Building .....	11-12
Neighborhood Improvement...	13-15

For more information contact:

Mike DeSimone, Director 716-9022  
Debbie Zilles, Admin Asst. 716-9021



# COMMUNITY DEVELOPMENT MONTHLY UPDATE

## PLANNING COMMISSION

### DESIGN REVIEW PERMIT

At the March 26, 2015 meeting, the Planning Commission **conditionally approved** a Design Review Permit for:

#### PC 15-018 Aaron's Elite Auto Service

Construction of a metal building to be used for an automotive repair shop with a waiting area and office on .96 acres. The proposal also includes streetscape improvements, a new 33-stall parking lot, landscaping improvements, stormwater detention, a 6' chain link fence and an 1,800 SF metal awning located at 1114 West 130 South in the Commercial Services (CS) zone; TIN 05-107-0006;05-064-0027.



# COMMUNITY DEVELOPMENT MONTHLY UPDATE

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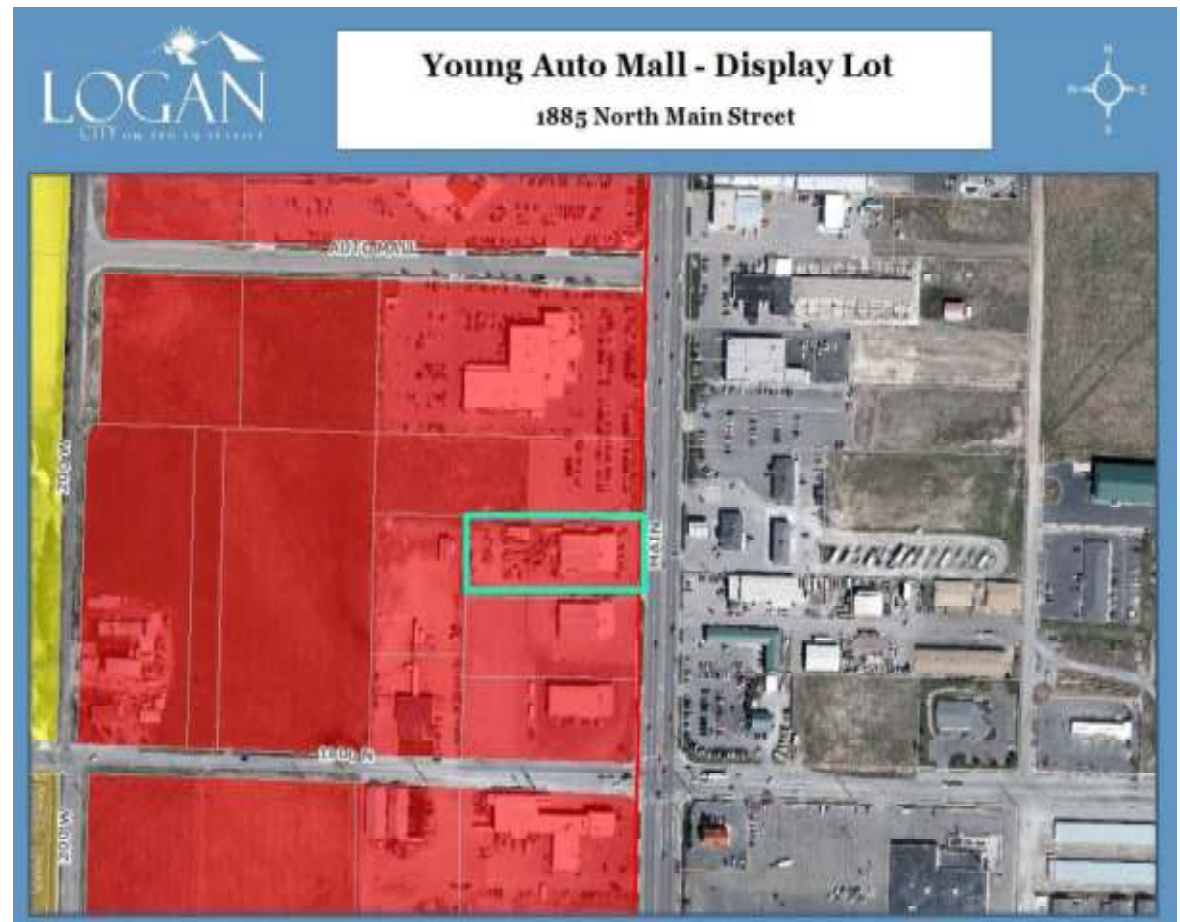
## PLANNING COMMISSION

### CONDITIONAL USE PERMIT

At the March 26, 2015 meeting, the Planning Commission **continued** this project to the May 28, 2015 meeting.

#### PC 15-019 Young Auto Mall Display Lot

a permit for vehicle sales and display on the existing lot on 1.5 acres located at 1885 North Main in the Commercial (COM) zone; TIN 04-080-0022.





# COMMUNITY DEVELOPMENT MONTHLY UPDATE

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## PLANNING COMMISSION

### DESIGN REVIEW

At the March 26, 2015 meeting, the Planning Commission **conditionally approved** a Design Review Permit for:

#### PC 15-021 Apogee Instruments Addition

A 2-story addition to the existing facility and a permit to expand a nonconforming structure at the 10' side yard setback along the east property line on 1.75 acres located at 721 West 1800 North in the Industrial Park (IP) zone;  
TIN 04-132-0001.



# COMMUNITY DEVELOPMENT MONTHLY UPDATE

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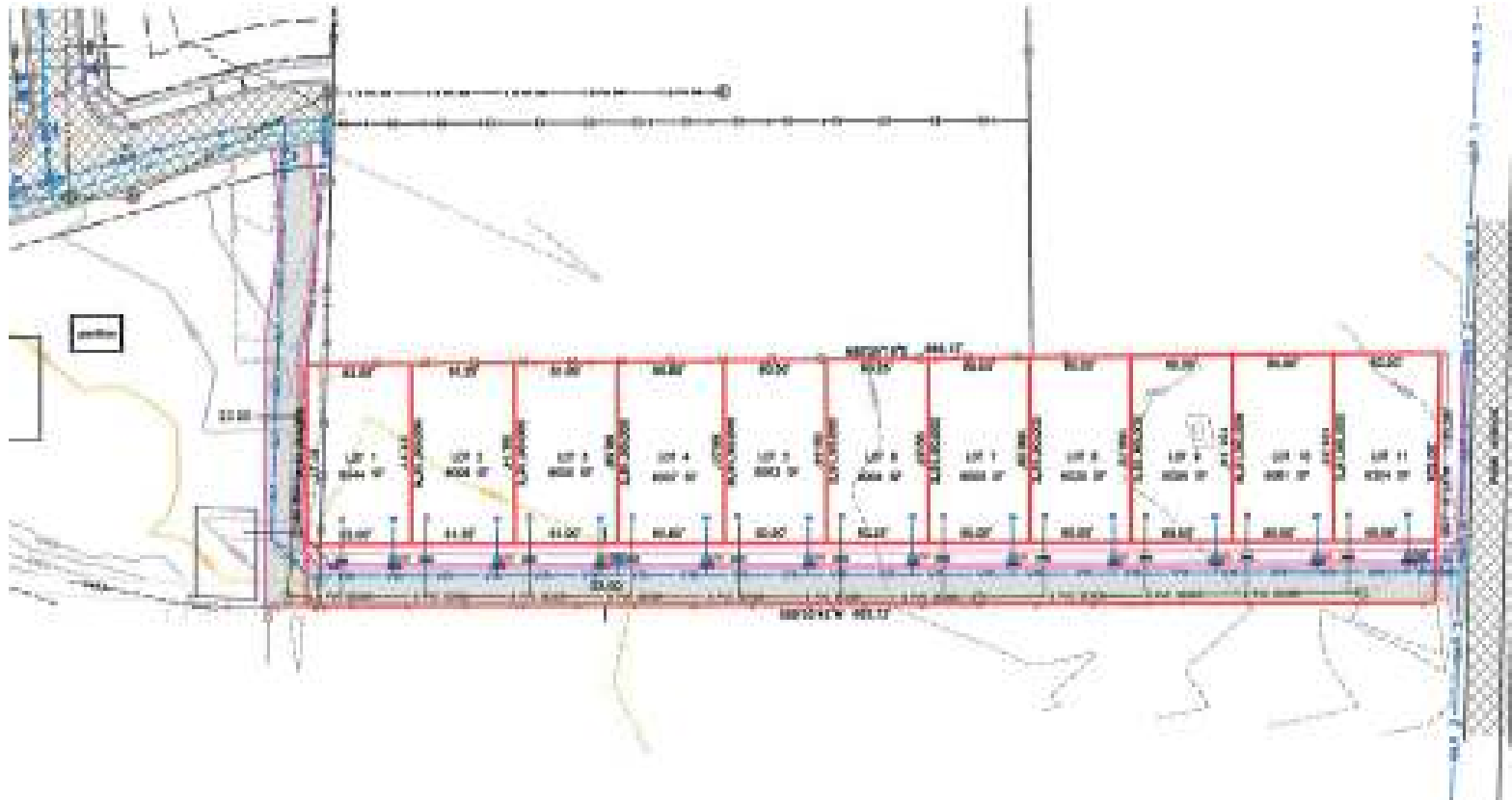
## PLANNING COMMISSION

### SUBDIVISION PERMIT

At the March 26, 2015 meeting, the Planning Commission **conditionally approved** a Subdivision Permit for:

#### PC 15-017 Countryside Village Phase 6

An 11-lot subdivision on 2 acres located at 1250 South Park Ave in the Neighborhood Residential (NR-6) zone; TIN 02-081-0016;-0079.



# **COMMUNITY DEVELOPMENT MONTHLY UPDATE**

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## **PLANNING COMMISSION**

### **LAND DEVELOPMENT CODE AMENDMENTS**

At the March 26, 2015 meeting the Planning Commission forwarded a **recommendation for approval** to the Municipal Council for the following amendments to the Land Development Code:

**PC 15-020 LDC Amendment – 17.15 Side Setback**

To establish an 8' side setback in all the Mixed Residential (MR) zones.

**Item will be a Council workshop item on April 7, 2015 and a public hearing item on April 21, 2015.**

**PC 15-002 LDC Amendment – 17.19 Town Center (TC) Development Standards**

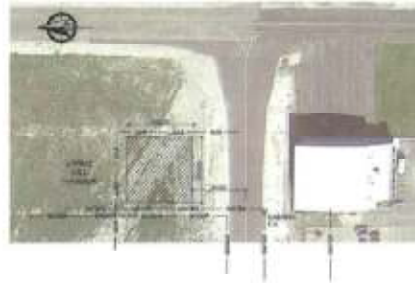
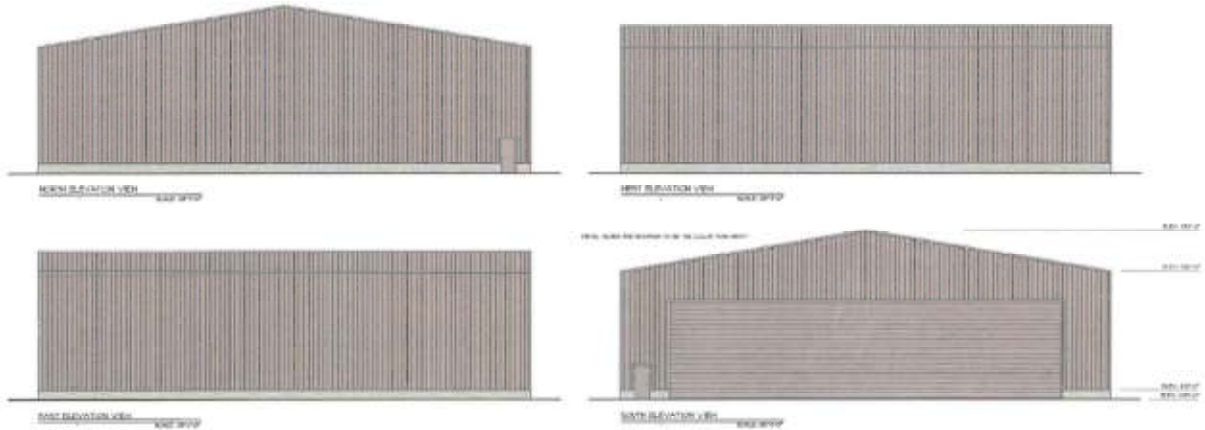
To clarify Town Center building standards outlined in the Land Development Code.

**This Item was continued to the April 23, 2015 Planning Commission meeting.**

# COMMUNITY DEVELOPMENT MONTHLY UPDATE

## ADMINISTRATIVE (TRACK 1)

On March 4, 2015 the City of Logan Community Development Department granted an Administrative Design Review permit for a 100'x100' airplane hangar at the Logan-Cache Airport; TIN 04-062-0175.



# COMMUNITY DEVELOPMENT MONTHLY UPDATE

## BUSINESS LICENSING

License Number	Business	DBA	Physical Address	Classification	Issue	Status	Type
OL-15-15877	Wire4less	Wire4less	35 W 100 N	Commercial - Secondary Use	03/31/15	Active	New
OL-15-15876	Diamond Wireless, LLC		1300 N Main	Commercial - Secondary Use	03/27/15	Active	New
OL-15-15860	Macula's Device Servicing, LLC		60 W 1000 N	Commercial - Secondary Use	03/13/15	Active	New
OL-15-15854	Summers Construction		580 N Main #140	Commercial - Secondary Use	03/04/15	Active	New
OL-15-15847	Detection Pest Services,		1300 N 200 E #114	Commercial - Secondary Use	03/04/15	Active	New
OL-15-15831	Find Your Balance with Jayna		953 W 700 N #107	Commercial - Secondary Use	03/12/15	Active	New
OL-15-15873	Logan Burgers & Sandwiches, LLC		1300 N Main #138	Commercial Level 1 (<10, 000 SF)	03/25/15	Active	New
OL-15-15865	Fast Wireless Limited Liability Company		1433 N Main #110	Commercial Level 1 (<10, 000 SF)	03/25/15	Active	New
OL-15-15862	TTCCY, LLC	Sushi Ya	981 S Main #170	Commercial Level 1 (<10, 000 SF)	03/19/15	Active	New Ownership
OL-15-15861	Endless Photography,		71 W Center	Commercial Level 1 (<10, 000 SF)	03/25/15	Active	New
OL-15-15849	Gold Key Realty Inc.		135 S Main #100	Commercial Level 1 (<10, 000 SF)	03/04/15	Active	New Ownership
OL-15-15844	Premier Studios		180 W 1200 S	Commercial Level 1 (<10, 000 SF)	03/10/15	Active	New
OL-15-15832	Protection One Alarm Monitoring, Inc.	Protection One	1202 S Hwy 89 #120	Commercial Level 1 (<10, 000 SF)	03/06/15	Active	New
OL-15-15829	Intermountain Total Facility Services, LLC	American Maintenance/Turf It Landscape	813 W 400 N #110	Commercial Level 1 (<10, 000 SF)	03/02/15	Active	New
OL-15-15815	The Waffle Iron LLC	The Waffle Iron	37 W Center	Commercial Level 1 (<10, 000 SF)	03/16/15	Active	New
OL-15-15517	Romo's Mediterranean Grill LLC	Romo's Mediterranean Grill	661 N Main	Commercial Level 1 (<10, 000 SF)	03/13/15	Active	New Ownership



# COMMUNITY DEVELOPMENT MONTHLY UPDATE

OL-15-06654	Perry & Perry		99 N Main	Commercial Level 1 (<10, 000 SF)	03/18/15	Active	New Ownership
OL-15-15868	Shaka Shears		60 N 300 W	Home Occupation	03/23/15	Active	New
OL-15-15864	E+J Productions, LLC		1551 N 565 W #103	Home Occupation	03/25/15	Active	New
OL-15-15856	Mariah Stringham Fitness		161 W 100 N #1	Home Occupation	03/18/15	Active	New
OL-15-15846	Lovely Letters		199 W 1190 N	Home Occupation	03/25/15	Active	New
OL-15-15837	Hope Bodily		308 E 300 S	Home Occupation	03/02/15	Active	New
OL-15-15787	Chris Bice's Daycare		295 E 300 N	Home Occupation	03/18/15	Active	New
OL-15-15871	Surreal Ink	Body Art Technician (Nicholas Joseph Johnson)	106 Church St	Independent Contractor	03/25/15	Active	New
OL-15-15887	Landon Photography Co		1125 E 1000 N #F	Minor - Home, Ind, Seasonal,	03/27/15	Active	New
OL-15-15884	Tuco and Stella LLC		73 S 400 E	Minor - Home, Ind, Seasonal,	03/27/15	Active	New
OL-15-15882	Perspicacious, L.L.C.		1117 E Stadium Dr.	Minor - Home, Ind, Seasonal,	03/25/15	Active	New
OL-15-15859	A.S.E. Janitorial Service		186 W 200 N	Minor - Home, Ind, Seasonal,	03/25/15	Active	New
OL-15-15855	Ethos Babywearing, LLC.		310 E 1200 N	Minor - Home, Ind, Seasonal,	03/06/15	Active	New
OL-16-15870	Trace Bracken Sayama	Arm Security, Inc.	365 Ridgecrest Dr.	Solicitor Registration	03/09/15	Active	New
OL-16-15866	Brady Douglas Sayama	Arm Security, Inc.	155 E 600 N	Solicitor Registration	03/05/15	Active	New
OL-15-15863	The Pi Kappa Alpha Fraternity	Blue Square Pike Philanthropy Party	1111 N 800 E #A	Special Event	03/26/15	Active	New
OL-15-15869	Chills on Wheels Ice Cream		290 W 1140 N	Temporary Business	03/20/15	Active	New
OL-15-15848	Sunshea Products/ Evelyn Rust	Cache Valley Crunchy Bazaar & Expo	155 Church St.	Temporary Business	03/31/15	Active	New

# COMMUNITY DEVELOPMENT MONTHLY UPDATE

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March Licenses by Classification	Total
Commercial - Secondary Use	169
Commercial Alcohol	49
Commercial Level 1 (<10, 000 Sqft)	1055
Commercial Level 2 (>10, 000 Sqft)	113
Home Occupation	389
Independent Contractor	6
Minor - Home, Ind, Seasonal, Event	114
Solicitor Registration	26
Special Event	8
Temporary Business	10

# COMMUNITY DEVELOPMENT MONTHLY UPDATE

## BUILDING & SIGN PERMITS

Permit	Classification	Name	Address	Sq Ft	Valuation	Contractor
BP-15-43436	C101 Single Family Dwelling	New Single Family Home	847 N 440 W	1,945	176,000	Visionary Homes
BP-15-43444	C101 Single Family Dwelling	New Single Family Home	1447 W 800 S	2,274	156,000	Kartchner Homes
BP-15-43447	C101 Single Family Dwelling	New Single Family Home	2072 S 1400 W	2,377	148,000	Immaculate Construction
BP-15-43460	C101 Single Family Dwelling	New Single Family Home	384 W 1530 N	1,796	100,000	Champlin Development
BP-15-43465	C101 Single Family Dwelling	New Single Family Home	835 N 440 W	1,700	166,000	Visionary Homes
BP-15-43470	C101 Single Family Dwelling	New Single Family Home	1098 S 740 W	2,446	170,000	Kartchner Homes
BP-15-43476	C101 Single Family Dwelling	New Single Family Home	45 N 200 W	4,110	235,000	Visionary Homes
BP-15-43477	C101 Single Family Dwelling	New Single Family Home	35 N 200 W	3,095	180,000	Visionary Homes
BP-15-43481	C101 Single Family Dwelling	New Single Family Home	453 W 880 N	1,945	180,000	Visionary Homes
<b>TOTAL</b>	<b>9 PERMITS</b>			<b>21,688</b>	<b>1,511,000</b>	
BP-15-43418	C102 Single Family Attached	New 4Plex Townhomes	1569 N 420 W	8,527	480,000	Framex (Solid Homes)
<b>TOTAL</b>	<b>1 PERMIT</b>			<b>8,527</b>	<b>480,000</b>	
BP-13-42707	C329 Structures Other Than Buildings - Commercial	Liquid Tank Pad	1651 N 1000 W	352	6,980	Bingham, Terry Construction
<b>TOTAL</b>	<b>1 PERMIT</b>			<b>352</b>	<b>6,980</b>	
BP-15-43445	C434 Residential Alterations & Conversions	Residential Remodel	1381 Sumac Dr		14,000	Spring Creek Builders
BP-15-43478	C434 Residential Alterations & Conversions	Window Remodel	1219 E 300 N		1,518	Northern Utah Glass
<b>TOTAL</b>	<b>2 PERMITS</b>				<b>15,518</b>	
BP-14-43238	C437 Comm Other Bldgs & Structures Alteration	Natural Philosophy Tenant Improvement	155 Church St		25,000	Highmark Construction
BP-15-43414	C437 Comm Other Bldgs & Structures Alteration	Interior Remodel	166 W 1200 S	219	15,000	Marker Construction LLC
BP-15-43448	C437 Comm Other Bldgs & Structures Alteration	Interior Remodel	889 S Main		65,000	Wildcat Construction
BP-15-43453	C437 Comm Other Bldgs & Structures Alteration	Restroom Remodel	953 W 700 N	1,266	128,000	Lundahl Bldg Systems

# COMMUNITY DEVELOPMENT MONTHLY UPDATE

BP-15-43454	C437 Comm Other Bldgs & Structures Alteration	Yogurtland Tenant Finish	1007 N Main #120		450,000	Maverix Contracting
BP-15-43468	C437 Comm Other Bldgs & Structures Alteration	Interior Remodel	1047 S 100 W #170	3,100	34,000	Wildcat Construction
BP-15-43469	C437 Comm Other Bldgs & Structures Alteration	Express Employment Professionals	1545 N Main #140	1,207	40,000	Braden G. Reeder Const.
BP-15-43473	C437 Comm Other Bldgs & Structures Alteration	Tenant Improvement	150 E 500 N Bldg B	670	450,000	Cache Valley Builders
<b>TOTAL</b>	<b>8 PERMITS</b>			<b>6,462</b>	<b>1,207,000</b>	
BP-15-43457	Demo - Residential Buildings	Residential Demolition	1061 N 400 E		7,800	Edge Excavation
BP-15-43480	Demo - Residential Buildings	Residential Demolition	56 E 600 N		7,200	Staker & Parson
<b>TOTAL</b>	<b>2 PERMITS</b>				<b>15,000</b>	
BP-15-43455	Miscellaneous - Commercial	Gas Line Pressure Test	765 W 1800 N #A106		100	Glen Thompson Const.
<b>TOTAL</b>	<b>1 PERMIT</b>				<b>100</b>	
BP-15-43458	Miscellaneous - Residential	Reroof	261 W 550 S		7,400	Owner
BP-15-43459	Miscellaneous - Residential	Window Replacement	131 W 200 N		4,200	Owner
BP-15-43464	Miscellaneous - Residential	Reroof	202 E 300 S		6,150	Martin Skabelund Roofing
BP-15-43471	Miscellaneous - Residential	Reroof	145 N 500 W		8,000	Brent Skabelund Roofing
BP-15-43472	Miscellaneous - Residential	Reroof	1710 E 1550 N		5,500	Brent Skabelund Roofing
BP-15-43474	Miscellaneous - Residential	Window & Siding Replace	36 S 300 W		5,000	Owner
BP-15-43475	Miscellaneous - Residential	Window Replacement	125 S 300 W		4,000	Owner
BP-15-43479	Miscellaneous - Residential	Reroof	372 E 800 N		6,760	Homer Roofing
BP-15-43483	Miscellaneous - Residential	Reroof	38 N 300 W		13,000	Brent Skabelund Roofing
BP-15-43484	Miscellaneous - Residential	Water Heater	155 S 300 W		700	Plumber Tom LLC
<b>TOTAL</b>	<b>10 PERMITS</b>				<b>60,710</b>	
BP-15-43423	Sign	Young Auto Mall Sign	1945 N Main St	24	1,500	Image Sign & Lighting
BP-15-43440	Sign	The Waffle Iron Sign	37 W Center St	18	400	Owner
BP-15-43461	Sign	Allen Law Office Sign	44 E Center St	12	350	Graphic Sign
BP-15-43462	Sign	Mt. Peak Roofing Sign	135 S 700 W	27	378	Sign Pro
BP-15-43485	Sign	Miller Auto Body Sign	50 1/2 E 1000 N	103	7,000	YESCO
BP-15-43489	Sign	Giles Dairy Service Sign	287 W 1400 N	56	750	Superior Sign
<b>TOTAL</b>	<b>6 PERMITS</b>			<b>240</b>	<b>10,378</b>	

# COMMUNITY DEVELOPMENT MONTHLY UPDATE

## NEIGHBORHOOD IMPROVEMENT

Code Case Type	2014	1st QTR	2 <sup>nd</sup> QTR	3 <sup>rd</sup> QTR	4 <sup>th</sup> QTR	2015 YTD
Business License	99	7				7
Development Standard	2	0				0
General Municipal	96	15				15
Landscaping	1	0				0
Neighborhood Zone	64	8				8
Parking	25	9				9
Permits	6	0				0
Property Maintenance	109	9				9
Right of Way	0	0				0
Signs	13	3				3
<b>TOTAL</b>	<b>415</b>	<b>51</b>				<b>51</b>

Civil Notices Issued		2014	1 <sup>st</sup> QTR	2 <sup>nd</sup> QTR	3 <sup>rd</sup> QTR	4 <sup>th</sup> QTR	2015 YTD
<b>302.4</b>	Weeds	11	0				0
<b>8.38.020</b>	Refuse/Junk Vehicles	5	0				0
<b>12.08.010</b>	Owner to Keep Sidewalks Clean and In Repair	20	5				5
<b>12.08.080</b>	Duty to Remove Snow and Ice	5	21				21
<b>17.38.080</b>	Residential Parking	84	22				22
<b>17.40.110</b>	Temporary Signs	43	3				3
<b>17.40.120</b>	Banners	7	3				3
<b>17.40.140</b>	Prohibited Signs	82	2				2
	Other	16	1				1
<b>Total</b>		<b>273</b>	<b>57</b>				<b>57</b>



# COMMUNITY DEVELOPMENT MONTHLY UPDATE

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## NEIGHBORHOOD IMPROVEMENT

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Code Case Status/ Disposition	2014	1 <sup>st</sup> QTR	2 <sup>nd</sup> QTR	3 <sup>rd</sup> QTR	4 <sup>th</sup> QTR	2015 YTD
Active	6	7				7
Active Parking Cite	1	0				0
Admin Enforcement	14	3				3
Closed Non-Compliance	3	0				0
Compliance Fine	1	0				0
In Compliance	456	23				23
Inactive	56	3				3
Outstanding Citation	0	2				2
Substantial Compliance	20	1				1
Record	0	0				0
Unfounded	77	9				9
Not Authorized	2	0				0
Transfer	16	0				0
<b>Total</b>	<b>652</b>	<b>51</b>				<b>51</b>

# COMMUNITY DEVELOPMENT MONTHLY UPDATE

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## NEIGHBORHOOD IMPROVEMENT

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Violation Types	1 <sup>st</sup> QTR	2 <sup>nd</sup> QTR	3 <sup>rd</sup> QTR	4 <sup>th</sup> QTR	2015 YTD
Accessory Structures	1				1
Banners	2				2
Business License Required	2				2
Duty to Remove Snow and Ice	2				2
License Required: Owners of Rental Dwellings	10				10
Motor Vehicles	1				1
Neighborhood Land Uses	2				2
Neighborhood Residential Land Use	1				1
Owner to Keep Sidewalks Clean and in Repair	7				7
Parking Prohibited in Certain Areas	2				2
Permit Required before Proceeding	1				1
Permits Required	1				1
Prohibited Signs	3				3
Refuse Placed for Collection	1				1
Refuse/Junk Vehicles	3				3
Residential Parking	11				11
Other	12				12
<b>Total</b>	<b>62</b>				<b>62</b>