



HONEYVILLE CITY

NOTICE OF PUBLIC HEARING

NOTICE OF INTENT TO REZONE

PARCEL 04-027-0019 FROM A-5/RR TO RR.

Notice is hereby given that a **Public Hearing** will be held before the **Honeyville City Council** on **Wednesday, June 11, 2025, at 7:00 p.m. or shortly thereafter** in the Honeyville City Hall located at 2635 W. 6980 N. Honeyville, UT.

The purpose of this hearing is to take public comments on the **proposed rezone application for parcel 04-027-0019 which is located near 5590 N. Highway 38 Honeyville, UT to rezone from A-5/RR to RR.**

This Public Meeting will be held **IN-PERSON** at Honeyville City Hall. If you wish to make a Public Comment at this meeting, please be in attendance at 7:00 p.m.

A handwritten signature in blue ink, reading "Brittiny Chlarson", is written over a horizontal line.

Brittiny Chlarson
Honeyville City Recorder
Posted 22nd day of May 2025.



Honeyville City
PO Box 142
2635 W. 6980 N.
Honeyville, UT 84314
435-279-8425
honeyvillecity@gmail.com

05/22/25

Dear Honeyville Resident/Landowner,

Honeyville City has received a Rezone application for a property near you. The parcel is currently zoned A-5/RR and is requesting it be changed to RR. The description of the property is as follows:

Parcel Numbers: 04-027-0019

Total Acres: 2.166

Street Name: Approximately 5590 N. Highway 38 in Honeyville.

PARCEL BOUNDARY DESCRIPTION: 2.166 Acres - A part of the Southwest Quarter of section 10, and the Northwest Quarter of Section 15, Township 10 North, Range 2 West, Salt Lake Meridian.

Lot 1 Charlene Miller Minor Subdivision, described as: Beginning at a point located West 2009.74 feet along the Section Line and South 85.27 feet from the Southeast Corner of the Southwestern Quarter of Section 10, Township 10 North, Range 2 West, Salt Lake Base and Meridian (said point of beginning being on the Easterly Right-of-Way Line of the State Highway 38) Thence South 31°40'00" East 250 feet along said line thence North 59°00'00" East 450.30 feet, thence North 31°00'00" West 125 feet, thence South 81°40'56" West 328.64 feet, thence South 58°20'00" West 150.00 feet to feet to Beginning.

More commonly known as 5590 N. Highway 38 Brigham City, UT.

This letter is an official notification that a Public Hearing will be held to discuss this application at the next Honeyville City Council Meeting which will be held on Wednesday, June 11, 2025, at 7:00 p.m. in the Honeyville City Hall located at 2635 W. 6980 N. Honeyville, UT.

If you have any questions, feel free to contact the City Recorder, Brittney Chlarson at 435-279-8425 or by emailing her at brittney.honeyvillecity@gmail.com.

Sincerely,

Brittney Chlarson
Honeyville City Clerk/Recorder



Application to Rezone

Property Location: 5590 N. Hwy 38

Parcel Number(s): 04-027-0019 Total Acres: 2.166

Current Zone: A5-RZ Requested Zone: RZ

Surrounding Property Current Zoning: A5-RZ

Is Request in Compliance with City's Adopted General Plan: ☒ YES ☐ NO

Purpose for Rezone Request: to subdivide our current property to create a flag lot for our daughter to build a home on;

Is Request Associated with Future Development: ☒ YES ☐ NO

Name of Future Development (if applicable): N/A

Contact Information

Property Owner: Guy Delano Cox TTEE

☒ Check Here if Same as Applicant / Developer

Address: _____

Phone: _____ Email: _____@com

Applicant / Developer: Same

Company Name: _____

Address: _____

Phone: _____ Email: _____

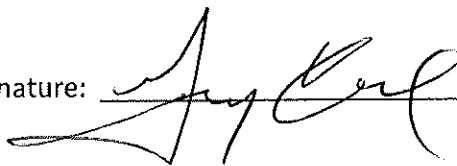
PAID
CHECK #
AMOUNT
DATE 3/10/25

Applicant Certification Request for Rezone

I swear the statements and answers contained herein, in the attached plans, and other exhibits, thoroughly, to the best of my ability, present the argument in behalf of the application requested herewith, and that the statements and information above referred to are in all respects true and correct to the best of my knowledge and belief. I also certify and agree:

- I am the owner of the subject property and that the authorized agent noted in this application has my consent to represent me with respect to this application and to appear on my/our behalf before any city commission, board or council considering this application.
- I understand that Honeyville City may rescind any approval or take any other legal or appropriate action for information or representations submitted that is incorrect or untrue.
- I have reviewed the applicable sections of the Honeyville City Land Use Ordinances and 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.
- To pay all fees associated with this application as assessed by the current adopted Consolidated Fee Schedule, as well as any fees associated with any City Consultant (e.g. engineer, attorney) .
- The applicant shall also be responsible for all collection fees incurred including a collection fee of up to 40% (pursuant to the provisions of the Utah Code Ann. §12-1-11).
- To allow the Staff, Planning Commission, or City Council or appointed agent(s) of the City to enter the subject property to make any necessary inspections thereof.

Developer's Signature: _____



Date: _____

2/18/2025

Property Owner's Signature: _____



Date: _____

2/18/2025

Rezone Requirements
(See also Ordinance 10-5-7)

- ☒ ~~Notarized~~ Notarized Agent Authorization (if Applicant/Developer is different from Property Owner)
- ☒ 1 electronic PDF copy of the plat/parcel map of the area showing current zoning of property and surrounding properties *-Exhibit B*
- ☒ Legal description and approximate common address for parcel(s) being rezoned *Exhibit A*
- ☒ Name and mailing address of property owners within 300 feet of parcel boundary(ies) *Exhibit C*

EXHIBIT A

A part of the Southwest Quarter of Section 10, and the Northwest Quarter of Section 15,
Township 10 North, Range 2 West, Salt Lake Meridian:

Lot 1, CHARLENE MILLER MINOR SUBDIVISION, described as: BEGINNING at a point located West 2009.74 feet along the Section line and South 85.27 feet from the Southeast Corner of the Southwest Quarter of Section 10, Township 10 North, Range 2 West, Salt Lake Base and Meridian (said pint of beginning being on the Easterly right of way line of the State Highway 69) thence South 31°40'00" East 250 feet along said line thence North 59°00'00" East 450.30 feet, thence North 31°00'00" West 125 feet, thence South 81°40'56" West 328.64 feet, thence South 58°20'00" West 150.00 feet to feet to BEGINNING.

and more commonly known as 5590 North HWY 38, Brigham, UT.

TAX PARCEL NUMBER: 04-027-0019

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PHASE I

CALLS FORT DR. (1800 W)

PRECIPICE WAY

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04-025-0053

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BRIAN T. BURTON
ETAL.

GUY DELAID
COY. TIDE

STEVED COMPTON
KERRY L. WILSON
0010 2

EXHIBIT C

Names and address of Property owners within 300 feet of parcel boundaries

✓ Kory Wilde
5560 N Hwy 38
Brigham City, UT 84302

✓ Brion Roper
5540 N Hwy 38
Brigham City, UT 84302

✓ Garrett Timbimboo
5565 N Hwy 38
Brigham City, UT 84302

✓ Beverly Wheatley
5545 N Hwy 38
Brigham City, UT 84302

✓ Brian Burton
5610 N Hwy 38
Brigham City, UT 84302