



May 21, 2024

RE: NOTICE OF PUBLIC HEARING — RE-ZONE REQUEST
Parcel Numbers: AV-1365-N
Located: see map (on backside of this letter)

To Whom it May Concern:

You are invited to a public hearing to give any input you may have, as a neighboring property owner, regarding a request to re-zone the above-listed parcel(s) from Open Space Transition Zone (OST) A-X Agricultural Zone (A-X) for the stated purpose of “Change to Agricultural.” The regulations, prohibitions, and permitted uses that the property will be subject to, if the zoning map amendment is adopted, can be found in the Apple Valley Land Use Ordinance, available in the Town Recorder’s office or at the following links:

[https://applevalley.municipalcodeonline.com/book?type=landordinances#name=10.10.05 Temporary Ordinance For Zone Change To A-X Agricultural Zone](https://applevalley.municipalcodeonline.com/book?type=landordinances#name=10.10.05%20Temporary%20Ordinance%20For%20Zone%20Change%20To%20A-X%20Agricultural%20Zone)

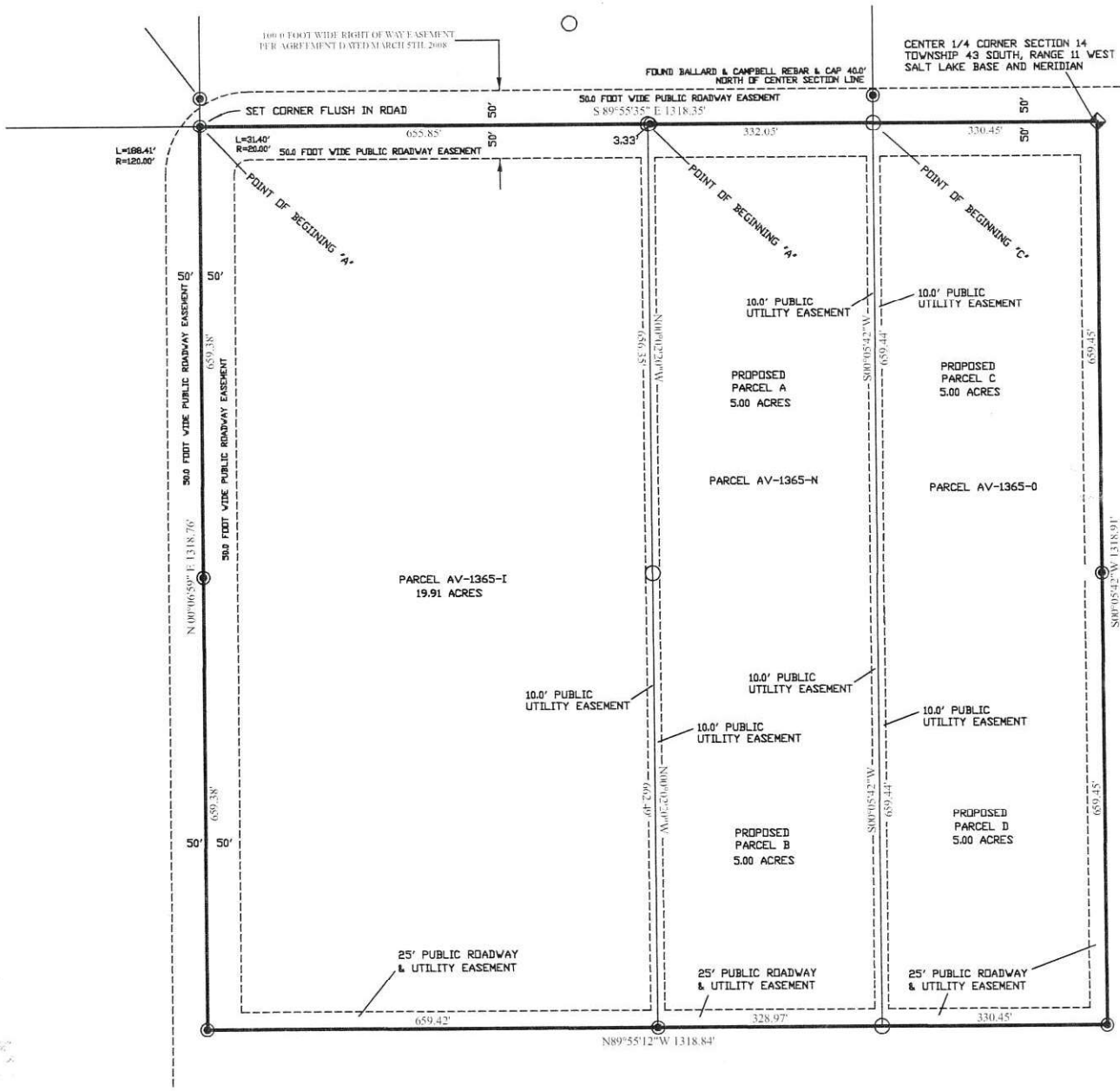
[https://applevalley.municipalcodeonline.com/book?type=landordinances#name=10.10.020 A Agricultural Zone](https://applevalley.municipalcodeonline.com/book?type=landordinances#name=10.10.020%20Agricultural%20Zone)

The hearing will be held **Wednesday, June 5th at 6:00 P.M.** MDT, at Apple Valley Town Hall, which is located at 1777 North Meadowlark Drive, Apple Valley, Utah 84737. Any objections, questions or comments can be directed by mail to the Town of Apple Valley, Attn: Planning and Zoning, 1777 North Meadowlark Drive, Apple Valley, Utah 84737, or in person at the Apple Valley Town Hall.

Any owner of property located entirely or partially within the proposed zoning map amendment may file a written objection to the inclusion of the owner’s property in the proposed zoning map amendment, not later than 10 days after day of the first public hearing. Each written objection filed with the municipality will be provided to the Apple Valley Town Council.

Kind Regards,

Jenna Vizcardo
Jenna Vizcardo
Town Clerk



100.0 FOOT WIDE RIGHT OF WAY EASEMENT PER AGREEMENT DATED MARCH 5TH, 2008

FOUND BALLARD & CAMPBELL REBAR & CAP 40.0' NORTH OF CENTER SECTION LINE

CENTER 1/4 CORNER SECTION 14 TOWNSHIP 43 SOUTH, RANGE 11 WEST SALT LAKE BASE AND MERIDIAN

SET CORNER FLUSH IN ROAD

50.0 FOOT WIDE PUBLIC ROADWAY EASEMENT

L=188.41' R=120.00'

L=31.40' R=20.00'

50.0 FOOT WIDE PUBLIC ROADWAY EASEMENT

50.0 FOOT WIDE PUBLIC ROADWAY EASEMENT

S 89° 55' 35" E 1318.35'

POINT OF BEGINNING 'A'

POINT OF BEGINNING 'A'

POINT OF BEGINNING 'C'

10.0' PUBLIC UTILITY EASEMENT

10.0' PUBLIC UTILITY EASEMENT

PROPOSED PARCEL A 5.00 ACRES

PROPOSED PARCEL C 5.00 ACRES

PARCEL AV-1365-N

PARCEL AV-1365-O

PARCEL AV-1365-I 19.91 ACRES

10.0' PUBLIC UTILITY EASEMENT

10.0' PUBLIC UTILITY EASEMENT

10.0' PUBLIC UTILITY EASEMENT

PROPOSED PARCEL B 5.00 ACRES

PROPOSED PARCEL D 5.00 ACRES

25' PUBLIC ROADWAY & UTILITY EASEMENT

25' PUBLIC ROADWAY & UTILITY EASEMENT

25' PUBLIC ROADWAY & UTILITY EASEMENT

N 89° 55' 12" W 1318.84'