



Town of Apple Valley
 1777 N. Meadowlark Drive, Apple Valley, Utah 84737
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APPLICATION TO APPEAR BEFORE THE PLANNING COMMISSION

Date of Planning Commission meeting for this agenda item to appear 5 OCT 2025

Paperwork returned by STEWART RIDING (Date) 09/10/2025

Name of Applicant: STEWART RIDING

Site Location: _____

Mailing Address: 1456 N. MT ZION DR

Phone: 509 790-8458

Purpose of Request: APPR. APPROVAL OF REPLACEMENT OR REMOVAL OF NON-CONFORMING BUILDING

Stewart Riding
 Applicant Signature

09/10/2025
 Date

1. Annexations: \$2200.00 filing fee
2. Conditional Use Permit: \$800.00 filing fee
3. Zone Changes: \$1100.00 + Acreage Fee filing fee
4. Subdivisions: \$500.00 Application Fee + Per Lot Fee filing fee
5. Lot Line Adjustment: \$800.00 filing fee
6. Lot Split: \$800.00 per Lot filing fee
7. General Plan Amendment: \$1050.00 + Acreage Fee filing fee

Note: Final approval of this application is subject to all necessary paperwork being submitted. Applications requiring a public hearing may have other requirements which must be completed prior to placement on an agenda. When those applications have been approved for the agenda, they must be submitted no later than 4:00 p.m. the Wednesday three weeks prior to the expected commission meeting. All other applications must be submitted no later than 5:00 p.m. on Thursday, one week prior to the regularly scheduled Commission meeting. All plats, drawings, or other visual material must be submitted in a format viewable by public attending the meeting, as well as an email in PDF format for reproduction to meet notice requirements.

 Planning Commission Chairman / _____
 Date

 City Administration / _____
 Date

10.12.030 Additions, Enlargements And Moving

- A. Approval Required: A building or structure occupied by a nonconforming use and a building or structure nonconforming as to height, area, yard or zoning regulations shall not be added to, remodeled or enlarged in any manner or moved to another location on the lot unless first approved by the planning commission. In approving such request, it must be determined that the proposed change does not impose any unreasonable burden upon the lands located in the vicinity of the nonconforming use or structure.
- B. Purpose Considered: A building or structure may be enlarged and/or added to if the enlargement or addition is being done for the purpose of causing such building or structure to be conforming with all regulations of the zone in which it is located. Said improvements may be done following the obtaining of a building permit without planning commission approval.

HISTORY

Adopted by Ord. [2019-09](#) on 6/12/2019