CITY OF LOGAN
ORDINANCE NO. 01-84

AN ORDINANCE AMENDING THE ZONING MAP OF LOGAN CITY, UTAH

BE IT ORDAINED BY THE MUNICIPAL COUNCIL OF THE CITY OF LOGAN,
STATE OF UTAH AS FOLLOWS:

SECTION 1: That certain map or maps entitled “Zoning Map of Logan City, Utah” is hereby amended and the following property is hereby zoned from Single Family Residential (SFR) and Agriculture (AG) to Recreational (REC), as follows:

Tax ID Nos. 01-189-0007, 008, 0018.

Also identified as “Baer Regional Soccer Park Rezone,” 19.84 acres at Legrand Street/1700 South 300 West.

SECTION 2: This ordinance shall become effective upon publication.

PASSED BY THE LOGAN MUNICIPAL COUNCIL, STATE OF UTAH, THIS _day of

AYES: Barg, Kerr, Pease, Allred, Thompson

NAYS: None

ABSENT: None

Alan D. Allred, Chairman

ATTEST:

Lois Price, City Recorder

PRESENTATION TO MAYOR

The foregoing ordinance was presented by the Logan Municipal Council to the Mayor for approval or disapproval on the _day of _

Alan D. Allred, Chairman

MAYOR’S APPROVAL OR DISAPPROVAL

The foregoing ordinance is hereby __ approved this _day of _

Douglas B. Thompson, Mayor
REPORT SUMMARY...

Project Name: Baer Regional Soccer Park
Owner/Proponent: City of Logan, Parks & Recreation Department
Project Address: 1700 South Street and 300 West
Request: Zoning amendment for a 19.84 acre parcel from Agriculture (AG) and Single Family Residential (SFR) to Recreational (REC)
Current Zoning: Agriculture (AG) and Single Family Residential (SFR)
Proposed Zoning: Recreational (REC)
Staff Recommendation: Approve

PROJECT

The 19.84 acre lot was annexed into the City of Logan on May 16, 2001. As with all property annexed into the city it was zoned into the Agriculture (AG) zoning district. The proponent is requesting the property be rezoned into the Recreational (REC) zoning district. This zone change would allow the proponent to develop a Regional Soccer Park on the site.

The proponent has gone through design review on the proposed project for this lot. Planning Commission approved the project on the condition that the property is rezoned to Recreational (REC).

County land and Single Family homes surround the project. The lot and the proposed development will meet all the required setbacks for the Recreational (REC) zone.

The Planning Commission moved to approve a recommendation for a Zone Change to the Municipal Council on September 27, 2001. (Passed: 6,0)

ATTACHMENTS

Please find the following attached:
1. Staff Report to the Planning Commission, September 27, 2001;
2. Minutes of the September 27, 2001 Planning Commission meeting;

Respectfully Submitted,

Michelle N. Mechem
Planner I
APPLICATION FOR PROJECT REVIEW

Planning Commission  □ Board of Adjustments  □ Board of Appeals

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Date Received: 8/31/01  Received By: M M  Receipt No: 1288  Zone: AG, SFR  Application No: 01-070

Type of application (Check all that apply):
- [ ] PC: Subdivision
- [ ] PC: Conditional Use
- [ ] PC: Design Review
- [ ] PC: Zone/Text Change
- [ ] PC: Amendment
- [ ] PC: Rezone to PD
- [ ] PC: Rezone to X
- [ ] PC: Boundary Line Adjustment

Project Name: Baer Regional Soccer Park

Property Address: Legrand St. / 1700 South St. & 300 West

County Plat ID Number: 62-089-0007

Contact Person: Christopher Sands, Bio-West, Inc.

Daytime Phone: (435) 752-4202

Mailing Address, City, State, Zip: 1063 West 1400 North Logan, Utah 84321

Alternate Phone/Fax: (435) 752-0507

Applicant: (Must be Listed)

Russ Akina, Logan Parks and Recreation

Phone Number: (435) 716-9240

Mailing Address, City, State, Zip (if different): 1063 West 1400 North Logan, Utah 84321

Property owner of record (Must be listed):

Logan City

Phone Number:

Mailing Address, City, State, Zip (if different):

255 North Main, Logan, Utah 84321

Lot size in acres or sq. feet:

Regional Park with 4-12 youth and adult soccer fields, concessions building, restrooms, pavilion, playground, and other amenities.

19.84

Number of dwelling units/lots:

Use additional pages if necessary. You must provide the Commission or Board with enough information to make an informed decision.

The Commission has directed Staff to continue projects if the application is not complete.
R REGIONAL PARK - CONCEPTUAL CROSS SECTIONS
Minutes of the meeting for the Logan Planning Commission convened in regular session Thursday, September 27, 2001, Chair Virginia Wickwar conducting. The chair called the meeting to order at 5:30 p.m.

Planning Commissioners present were: Eldon Hooper, Eugene Kartchner, Paul Larsen, Gina Wickwar, Jenny Box, Karl Ward

Planning Commissioners absent were: John Kerr

Staff present: Jay Nielson, Michelle Mechem, Kymber Housley

Minutes as written and recorded from September 13, 2001 were moved to be approved by Mr. Ward and seconded by Mr. Hooper. The vote was unanimously approved.

Tape 1A
Consent Items
01-070 BAER REGIONAL SOCCER PARK. Design Review, Rezone. Soccer fields, concessions, pavilion.

PUBLIC: There was no public comment.

Tape 1A
MOTION: Moved to approve the projects with the conditions as listed below.

01-070 BAER REGIONAL SOCCER PARK. Design Review, Rezone. City of Logan, applicant/owner, requests a regional park with 4-12 youth & adult soccer fields, concessions building, restrooms, pavilion, playground and other amenities and a rezone from Single Family Residential (SFR) and Agriculture (AG) to the Recreational (REC) zone on 19.84 acres at approx. 1700 South 300 West. TIN#02-089-0007, 0008, 0018.

RECOMMENDED STANDARD CONDITIONS OF APPROVAL
1. Any representations by the proponent or agent at the Planning Commission hearing shall be incorporated into the final action as conditions of approval and shall be binding upon the proponent as modifications to the approved project.
2. No site development activities, including grading, clearing, or vegetation removal shall commence until an executed copy of the Record of Decision signed by the property owner has been filed with the City.

3. Failure to comply with any conditions of approval shall void the permit and require a new Planning Commission hearing.

4. All improvements shall be constructed in substantial conformance with the approved site plan.

5. The proponent is responsible to ensure that any construction is appropriately inspected by the Building Inspection Division through timely scheduled inspections. Failure to obtain an inspection or to continue construction beyond points of inspection may result in an enforcement action by the Chief Building Official. Such action may include and is not limited to:
   a. Issuance of a stop work order;
   b. Filing of a complaint with the State Department of Commerce against the contractor licenses; and/or
   c. Requirements for inspection by x-ray or by removing any covering or demolition of construction occurring beyond the point of inspection.

6. The proponent shall ensure that the contractor has current copies of the approved plans and amendments to plans onsite at all times during construction.

7. All physical construction shall conform to the approved building plans.

8. The project shall not be used or occupied, by customer traffic, until a Certificate of Occupancy has been issued by the City.

9. Improvements shall meet the City of Logan requirements for quality, performance, or other requirements as established in the City of Logan "Public Works Standards and Specifications" as approved by the Director of Public Works.

10. No work shall be undertaken within the public right-of-way without a permit issued by the City of Logan for City right-of-way or Utah Department of Transportation for work within the State right-of-way.

11. The subject property shall not be subdivided for purposes of sale, ground lease, or finance, without obtaining approval from the City through an appropriate application process. If a subdivision occurs without City approval a building permit will not be issued for this property until the situation is resolved. If the subdivision without City approval occurs after the permit has been issued the permit will be revoked.

12. All utilities shall be constructed and installed with the requirements of the City of Logan, or the public utility provided in effect at the time of construction, or as specified in the Development Agreement.

13. All streets, roads, and alleys shall be constructed to the standards of the City of Logan in effect at the time of construction, unless otherwise specified in the Development Agreement.
14. Prior to the issuance of a certificate of occupancy, the Director of Community Development shall approve the installation of landscaping in conformance with the approved landscaping plan. Landscaping which is required to be installed between November 1 of one year and May 1 of the following year may be satisfied to be installed by improvement security in conformance with Title 17 of the Logar Municipal Code to guarantee the installation of landscaping and irrigation systems for the project.

RECOMMENDED 'SITE SPECIFIC' CONDITIONS OF APPROVAL
1. The proponent shall provide a Wetland 404 Permit or a letter stating that there are no jurisdictional wetlands on site to the Department of Community Development before any building permits are issued.

2. The proponent shall obtain a sign permit before any signs are placed on site.

3. Street trees and berming shall be required along LeGrande Street and 1700 South Street.

4. Prior to the issuance of a building permit and/or business license, the Director of Community Development shall receive a written memorandum from each of the following departments or agencies indicating that their requirements have been satisfied:
   a. Environmental Health Division – contact Steve Larsen 716-9760
      1. The proponent shall provide individual automated refuse containers marked “Logan City Parks.”
   b. Public Works Department – contact Mike Mecham 716-9160
      1. The footbridge over the Blacksmith Fork River shall conform to federal floodplain standards.
      2. A storm drain plan shall be submitted with the final construction plans.
      3. Any excavation of fill in the floodplain must be out of the designated floodway.
   c. Permits and Compliance Department – contact Lynn Miller 716-9286
      1. The irrigation system shall have backflow.
   d. Light and Power Department – contact Garth Turley 716-9741
      1. The developer shall be responsible for both primary and secondary conduit installation which must be installed and inspected according to the LCL&P specifications.
      2. Developer shall be responsible for all secondary connections (including lugs) in transformer (de-energized equipment only).
      3. Developer shall be responsible for a concrete transformer pad.
      4. Prior to a Certificate of Occupancy a “Request for Electrical Service Information” must be completed and submitted to LCL&P.
      5. Prior to a Building Permit a digital copy of the site plan and electrical plan, in AutoCad or DXF format, must be submitted to LCL&P. Refer to the attached sheet for site plan and electrical plan requirements.

01-062 DAVISCO OFFICE BUILDING. Subdivision. Craig Davis, applicant/owner, requests a subdivision on .96 acres in the Commercial General (CG) zone at approx. 1550 North 200 West. TIN#04-082-0018.
Staff Report for the Planning Commission meeting of September 27, 2001
PC DOCKET #01-070 DESIGN REVIEW AND REZONE FOR THE BAER REGIONAL SOCCER PARK LOCATED AT 1700 SOUTH 300 WEST; TID#02-089-0007, 0008, 0018.

REPORT SUMMARY...
Project Name: Baer Regional Soccer Park
Proponent: Russ Akina, Logan Parks and Recreation Department
Owner: Logan City
Project Address: 1700 South 300 West Street
Request: A Design Review Permit and Rezone for the Baer Regional Soccer Park.
Current Zoning: AG, Agricultural and SFR, Single Family Residential
Proposed Zoning: REC, Recreational
Staff Recommendation: Conditionally Approve

PROJECT

Design Review Permit
A Design Review Permit is requested by the proponent for a regional soccer park. The park will contain youth and adult soccer fields, concession buildings, restrooms, a pavilion, playground and other amenities.

Land use adjoining the subject property
North: AG: Undeveloped
East: SFR: Single Family Homes
West: MFM: Blackhawk Townhomes
South: Cache County

There are four soccer fields proposed. Along with the soccer fields the proponent is proposing a concession building to be located in the center of the four fields. There will also be restrooms a playground and a pavilion constructed next to the North parking lot. The restrooms, concession building, pavilion and playground are consistent with other such building located in Logan Parks. These buildings will be constructed using a CMU brick.

Setbacks
Setbacks in the Recreation (REC) zone can be adjusted as part of the Design Review process. Suggested setbacks in the Recreation zone are 30' in the front yard, 20' for a side yard and 10' in the rear yard. For lots that have more than one street frontage the setback is between 20' and 50'. All of the structures are within the required setbacks.

The suggested parking lot setback is 30' from the property line on a side that has street frontage. The site plan indicates a varying parking lot setback with a minimum of 10'. Staff has no concerns with the distance of the parking lots from the property line because of the amount of
open space and landscaping involved in this project. Street trees and berming shall be required to screen the parking lots.

**Landscaping**
The proponent has submitted a landscape plan showing plant species and quantity. The submitted landscape plan meets all of the requirements of a performance landscape plan including parking lot screening. Street trees shall be required on 1700 South Street and LeGrande Street on 30 centers. The Public Works improvements shall include a minimum 8' park strip.

**Signs**
The proponent has not submitted any signs to be reviewed. The proponent shall obtain a sign permit before signs are placed on the site.

**Parking**
The proponent has provided 200 parking stalls for the Baer Regional Soccer Park. The LDC does not have a parking requirement for soccer parks. Therefore, the proponent was required to provide reasoning for the amount of parking provided, which is attached to the staff report.

**Access**
There are three accesses to the proposed soccer park. Two access points are from the 300 South Street parking lot and one access comes from the LeGrande Street parking lot. Staff has no concerns with these accesses as long as the Public Works Department is agreeable.

**Possibility of Wetlands**
The Army Corps of Engineers shall be notified by the proponent regarding the possibility of wetlands prior to the issuance of a building permit. A Wetland 404 Permit or a letter stating that there are no jurisdictional wetlands on site shall be obtained.

**Rezone**
The property was annexed into the city on May 16, 2001. As is the case with all property annexed into the city, it was zone Agricultural, AG, until a project was proposed for it. The proponent requests that the project be zoned Recreational, REC. Staff has no concerns with the rezone.

**AGENCY AND CITY DEPARTMENT COMMENTS**
Comments were received from the following departments or agencies with specific recommendations for project conditions:
- Light and Power Department
- Environmental Health Department
- Public Works Department
- Permits and Compliance Department

**PUBLIC COMMENTS**
Notices were mailed to 204 property owners located within three hundred feet of the subject property. At the time the staff report was prepared, no comments were received by the Department of Community Development.
REPORT SUMMARY...

Project Name: Baer Regional Soccer Park
Proponent: Russ Akina, Logan Parks and Recreation Department
Owner: Logan City
Project Address: 1700 South 300 West Street
Request: A Design Review Permit and Rezone for the Baer Regional Soccer Park.

Current Zoning: AG, Agricultural and SFR, Single Family Residential
Proposed Zoning: REC, Recreational
Staff Recommendation: Conditionally Approve

PROJECT

Design Review Permit
A Design Review Permit is requested by the proponent for a regional soccer park. The park will contain youth and adult soccer fields, concession buildings, restrooms, a pavilion, playground and other amenities.

Land use adjoining the subject property
North: AG: Undeveloped
East: SFR: Single Family Homes
West: MFM: Blackhawk Townhomes
South: Cache County

There are four soccer fields proposed. Along with the soccer fields the proponent is proposing a concession building to be located in the center of the four fields. There will also be restrooms a playground and a pavilion constructed next to the North parking lot. The restrooms, concession building, pavilion and playground are consistent with other such building located in Logan Parks. These buildings will be constructed using a CMU brick.

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Setbacks in the Recreation (REC) zone can be adjusted as part of the Design Review process. Suggested setbacks in the Recreation zone are 30' in the front yard, 20' for a side yard and 10' in the rear yard. For lots that have more than one street frontage the setback is between 20' and 50'. All of the structures are within the required setbacks.

The suggested parking lot setback is 30' from the property line on a side that has street frontage. The site plan indicates a varying parking lot setback with a minimum of 10'. Staff has no concerns with the distance of the parking lots from the property line because of the amount of
RECOMMENDATION

1. Staff recommends that the Planning Commission approve a motion to Conditionally Approve PC Docket # 01-070 for the Baer Regional Soccer Park, a Design Review Permit for the property located at 1700 South 300 West; TID#02-089-0007, 0008, 0018, 0017, 0019.

2. Staff recommends that the Planning Commission approve a motion to recommend to the Municipal Council Approval of PC Docket # 01-070 for the Baer Regional Soccer Park, a zoning amendment for the property located at 1700 South 300 West; TID#02-089-0007, 0008, 0018, 0017, 0019.

RECOMMENDED STANDARD CONDITIONS OF APPROVAL

This project is subject to the proponent or property owner agreeing to comply with the following standard conditions as written, or as may be amended by the Planning Commission.

1. Any representations by the proponent or agent at the Planning Commission hearing shall be incorporated into the final action as conditions of approval and shall be binding upon the proponent as modifications to the approved project.

2. No site development activities, including grading, clearing, or vegetation removal shall commence until an executed copy of the Record of Decision signed by the property owner has been filed with the City.

3. Failure to comply with any conditions of approval shall void the permit and require a new Planning Commission hearing.

4. All improvements shall be constructed in substantial conformance with the approved site plans.

5. The proponent is responsible to ensure that any construction is appropriately inspected by the Building Inspection Division through timely scheduled inspections. Failure to obtain an inspection or to continue construction beyond points of inspection may result in an enforcement action by the Chief Building Official. Such action may include and is not limited to:
   a. Issuance of a stop work order;
   b. Filing of a complaint with the State Department of Commerce against the contractor licenses; and/or
   c. Requirements for inspection by x-ray or by removing any covering or demolition of construction occurring beyond the point of inspection.

6. The proponent shall ensure that the contractor has current copies of the approved plans and amendments to plans onsite at all times during construction.

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8. The project shall not be used or occupied, by customer traffic, until a Certificate of Occupancy has been issued by the City.
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14. Prior to the issuance of a certificate of occupancy, the Director of Community Development shall approve the installation of landscaping in conformance with the approved landscaping plan. Landscaping which is required to be installed between November 1 of one year and May 1 of the following year may be satisfied to be installed by improvement security in conformance with Title 17 of the Logan Municipal Code to guarantee the installation of landscaping and irrigation systems for the project.

RECOMMENDED ‘SITE SPECIFIC’ CONDITIONS OF APPROVAL

This project is subject to the proponent or property owner agreeing to comply with the following site specific conditions as written, or as may be amended by the Planning Commission.

1. The proponent shall provide a Wetland 404 Permit or a letter stating that there are no jurisdictional wetlands on site to the Department of Community Development before any building permits are issued.

2. The proponent shall obtain a sign permit before any signs are placed on site.

3. Street trees and berming shall be required along LeGrande Street and 1700 South Street.

4. Prior to the issuance of a building permit and/or business license, the Director of Community Development shall receive a written memorandum from each of the following departments or agencies indicating that their requirements have been satisfied:
RECOMMENDATION

1. Staff recommends that the Planning Commission approve a motion to Conditionally Approve PC Docket # 01-070 for the Baer Regional Soccer Park, a Design Review Permit for the property located at 1700 South 300 West; TID#02-089-0007, 0008, 0018, 0017, 0019.

2. Staff recommends that the Planning Commission approve a motion to recommend to the Municipal Council Approval of PC Docket # 01-070 for the Baer Regional Soccer Park, a zoning amendment for the property located at 1700 South 300 West; TID#02-089-0007, 0008, 0018, 0017, 0019.

RECOMMENDED STANDARD CONDITIONS OF APPROVAL

This project is subject to the proponent or property owner agreeing to comply with the following standard conditions as written, or as may be amended by the Planning Commission.

1. Any representations by the proponent or agent at the Planning Commission hearing shall be incorporated into the final action as conditions of approval and shall be binding upon the proponent as modifications to the approved project.

2. No site development activities, including grading, clearing, or vegetation removal shall commence until an executed copy of the Record of Decision signed by the property owner has been filed with the City.

3. Failure to comply with any conditions of approval shall void the permit and require a new Planning Commission hearing.

4. All improvements shall be constructed in substantial conformance with the approved site plan.

5. The proponent is responsible to ensure that any construction is appropriately inspected by the Building Inspection Division through timely scheduled inspections. Failure to obtain an inspection or to continue construction beyond points of inspection may result in an enforcement action by the Chief Building Official. Such action may include and is not limited to:
   a. Issuance of a stop work order;
   b. Filing of a complaint with the State Department of Commerce against the contractor licenses; and/or
   c. Requirements for inspection by x-ray or by removing any covering or demolition of construction occurring beyond the point of inspection.

6. The proponent shall ensure that the contractor has current copies of the approved plans and amendments to plans onsite at all times during construction.

7. All physical construction shall conform to the approved building plans.

8. The project shall not be used or occupied, by customer traffic, until a Certificate of Occupancy has been issued by the City.
a. Environmental Health Division – contact Steve Larsen 716-9760
   1. The proponent shall provide individual automated refuse containers marked
      “Logan City Parks.”

b. Public Works Department – contact Mike Mecham 716-9160
   1. The footbridge over the Blacksmith Fork River shall conform to federal
      floodplain standards.
   2. A storm drain plan shall be submitted with the final construction plans.
   3. Any excavation of fill in the floodplain must be out of the designated floodway.

c. Permits and Compliance Department – contact Lynn Miller 716-9286
   1. The irrigation system shall have backflow.

d. Light and Power Department — contact Garth Turley 716-9741
   1. The developer shall be responsible for both primary and secondary conduit
      installation which must be installed and inspected according to the LCL&P
      specifications.
   2. Developer shall be responsible for all secondary connections (including lugs) in
      transformer (de-energized equipment only).
   3. Developer shall be responsible for a concrete transformer pad.
   4. Prior to a Certificate of Occupancy a “Request for Electrical Service Information”
      must be completed and submitted to LCL&P.
   5. Prior to a Building Permit a digital copy of the site plan and electrical plan, in
      AutoCad or DXF format, must be submitted to LCL&P. Refer to the attached
      sheet for site plan and electrical plan requirements.

RECOMMENDED FINDINGS FOR APPROVAL
The Planning Commission bases its decisions on the following findings supported in the
administrative record for this project:

1. Baer Regional Soccer Park has been revised and amended by the conditions of project
   approval to address the issues and concerns raised within the public and administrative
   records.

2. Baer Regional Soccer Park has been revised and amended by the conditions of project
   approval to conform to the requirements of Title 17 of the Logan Municipal Code, the City of
   Logan Public Works Standards and Specifications, and the requirements of various
   departments and agencies.

3. Baer Regional Soccer Park is compatible with existing land uses and zoning.

4. The design permit is issued in conformance with the requirements of Title 17 of the Logan
   Municipal Code.

5. The street providing access and other infrastructure to the subject property has adequate
   capacities, or a suitable level of service, for the proposed use.
6. The proposed use provides adequate off-street parking in conformance with Title 17 of the Logan Municipal Code.

Respectfully submitted,

[Signature]

Michelle N. Mechem
Planner I

Report Published: September 19, 2001
Staff Report for the Planning Commission meeting of September 27, 2001

OURCES
PC Docket #01-070, Baer Regional Soccer Park, 1700 South 300 West Street

Michelle N. Mecham, Page 5

a. Environmental Health Division – contact Steve Larsen 716-9760
   1. The proponent shall provide individual automated refuse containers marked “Logan City Parks.”

b. Public Works Department – contact Mike Mecham 716-9160
   1. The footbridge over the Blacksmith Fork River shall conform to federal floodplain standards.
   2. A storm drain plan shall be submitted with the final construction plans.
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   5. Prior to a Building Permit a digital copy of the site plan and electrical plan, in AutoCad or DXF format, must be submitted to LCL&P. Refer to the attached sheet for site plan and electrical plan requirements.

RECOMMENDED FINDINGS FOR: APPROVAL
The Planning Commission bases its decisions on the following findings supported in the administrative record for this project:

1. Baer Regional Soccer Park has been revised and amended by the conditions of project approval to address the issues and concerns raised within the public and administrative records.

2. Baer Regional Soccer Park has been revised and amended by the conditions of project approval to conform to the requirements of Title 17 of the Logan Municipal Code, the City of Logan Public Works Standards and Specifications, and the requirements of various departments and agencies.

3. Baer Regional Soccer Park is compatible with existing land uses and zoning.

4. The design permit is issued in conformance with the requirements of Title 17 of the Logan Municipal Code.

5. The street providing access and other infrastructure to the subject property has adequate capacities, or a suitable level of service, for the proposed use.
(Civil)

PROOF OF PUBLICATION

STATE OF UTAH
COUNTY OF CACHE,

On this 25th day of October, A.D. 2001, personally appeared before me Jean Willmore, who being first duly sworn, deposes and says that she is the chief clerk of the Cache Valley Publishing Co., publishers of The Herald Journal, a daily newspaper published in Logan, City, Cache County Utah, and that the advertisement

NOTICE OF PUBLIC HEARING FOR PURPOSE OF REZONING PROPERTY

a copy of which is hereto attached, was published in said newspaper for One (1) issue, commencing October 25, 2001 and ending October 25, 2001.

Signed Jean Willmore

Subscribed and sworn to before me, the day and year above written.

Signed


NOTICE OF PUBLIC HEARING FOR PURPOSE OF REZONING PROPERTY

The Logan Municipal Council will hold a public hearing to consider the following rezone:

Bear regional Soccer Park: Rezone. The City of Logan, applicant, requests a rezone from Single Family Residential (SFR) and Agriculture (AG) to Recreational (REC) at approx. Legrand Street / 1700 South 300 West for 19.84 acres. TIN #02-189-0007, 0008, 0018. A public hearing will be held before the Logan Municipal Council on Wednesday, November 7, 2001, not before 6:15 p.m. in the Council Chambers at 255 North Main Street, Logan, Utah.

Lois Price, Recorder
Publication Date: October 25, 2001.
PROOF OF PUBLICATION

STATE OF UTAH
COUNTY OF CACHE

On this 29th day of January, A.D. 2002, personally appeared before me, Mandie Simpson, who being first duly sworn, deposes and says that she is the chief clerk of the Cache Valley Publishing Co., publishers of The Herald Journal, a daily newspaper published in Logan, City, Cache County Utah, and that the advertisement above written, was published in said newspaper for ONE (1) issue commencing January 9, 2002 and ending January 9, 2002.

Signed Mandie Simpson

Subscribed and sworn to before me, the day and year above written.

Signed


(Notary Public)

City of Logan
COUNTY OF Cache

STATE OF UTAH
COUNTY OF CACHE

On this 29th day of January, A.D. 2002, personally appeared before me, Mandie Simpson, who being first duly sworn, deposes and says that she is the chief clerk of the Cache Valley Publishing Co., publishers of The Herald Journal, a daily newspaper published in Logan, City, Cache County Utah, and that the advertisement above written, was published in said newspaper for ONE (1) issue commencing January 9, 2002 and ending January 9, 2002.

Signed Mandie Simpson

Subscribed and sworn to before me, the day and year above written.

Signed


(Notary Public)