

EXTRACTION INDUSTRIAL OVERLAY ZONE APPLICATION

Fee: Variable (See All other Zoning Application Fees on fee schedule)

Date Submitted: _____

Submitted By: _____

Tax ID# of property: _____

Property Owner name: _____

Name of Applicant: _____

Address of Applicant: _____

City: _____ State: _____ Zip: _____

Phone _____ Fax: _____ Cell: _____

Excavation Contractor (If different from owner): _____

Address of Contractor: _____

City: _____ State: _____ Zip: _____

Phone _____ Fax: _____ Cell: _____

Please attach legal Description and map of the property :

The following items must be included with this application form.

All drawing required below shall be prepared by a professional engineer, licensed in the State of Utah.

Note: (Three sets of plans shall be submitted to the City Engineer)

Required Drawings:

____1. General Site Plan – showing any existing or proposed buildings, parking areas, and roadways;

____2. Excavation Map – on topographic map, scale of 1”=200’ maxium contour of 4’ feet:

- a. shall include general depiction of the area at least 500 fee beyond the proposed excavation and location of operations an proposed haul roads;
- b. Phases of excavation;
- c. planned depth and location of stockpiles, mine tailings, milling and processing systems and cross sections of the site in areas of greatest material displacements;

____3. Development Schedule – Text summary of estimated development schedule and time frame. Text should contain:

- a. estimated operational life of project;
- b. summarize phased extraction and corresponding phased reclamation and time frame for each phase.

____4. Roadway Plan – address anticipated impact on existing streets to include but not limited to:

- a. trip generation rate;
- b. all proposed haul roads and access from such roads to any state road;
- c. provide the type and number of heavy equipment to used and individual gross vehicular weight using a 40 hour work week;
- d. show travel impact on an existing City streets, including amount of traffic.
- e. provide mitigation of haul stress on improved city roadways including improvements to or, replacement of, surfaces and sub surfaces if applicable.

____5. Utility Plan – show location of all utilities lines and facilities if any Plan to show indicate the proposed point of connection to utilities.

____6. Nuisance Mitigation Plan – detailed plan to control and limit dust, noise vibration etc.

- a. plan should reflect requirement that all access and haul road shall be maintained dust free by imperious surfacing etc as approved by the city;
- b. Dust mitigation must be pursuant to Rule R-307-205 of the Utah Administration Code and applicable City Ordinances etc.

____7. Drainage and Discharge Plan – show all natural and modified surface and subsurface drainage systems and plans to provide erosion protection to the site during operations.

- a. shall include provision for mitigation of erosion damage on site and within 500 feet of site.
- b. shall disclose anticipated rate on a daily basis of water consumption, wastewater discharge, drainage volumes, and source of disposal of water used in the operation.
- c. plan shall demonstrate compliance to all local , state, and federal regulations governing drainage and wastewater NPDES standards shall apply.

Note: Investigation shall include appraisal of adjacent lots/parcels for surface geologic/topographic conditions which affect the extraction site etc.

Soil/Geological report - is required all include the following.

____1. Slope stability analysis – conclusions and recommendation concerning effects of a) material removed b) introduction of water c) ground shaking, d) erosion on slope stability e) recommendation for protection and preservation of remaining slopes and hillsides after extraction is completed,

____2. Location and yield of springs and seepage sites if applicable.

____3. development of a complete soils profile to the depth or level of estimated excavation and

____4. recommendation of corrective action intended to prevent potential dangers identified, partially the mitigation of any impacts on contiguous property.

Reclamation Plan Requirements: Reclamation plan shall include both text and appropriate maps and drawings providing the following:

Reclamation Timeframe;

- _____ a. documentation providing anticipated times for start to finish of reclamation;
- _____ b. if phased, reclamation plan shall also be phased.

Topographic Map

- _____ a. reflecting phases of reclamation and the final site reclamation including the final finished grade of the site and all slopes
- _____ b. map shall be 1" = 200', with contour interval of 2 feet.
- _____ c. map shall reflect the site and all property within 500' of project boundary.

Grading Plan

- _____ a. showing the areas to be reclaimed and the proposed finished grade and method by which it is to be accomplished
- _____ b. all material shall be free from refuse or toxic contaminants and shall be compacted as much as is practicable.
- _____ c. final soil depths and types shall be appropriate for the future site use.

Revegetation Plan

- _____ 1. Shall include the seed or plant type, size, quantities, locations, installation of top soil specifications for seeding or planting mulching and type of irrigation to be used.

Drainage/Hydrology Plan

- _____ 1. Showing the hydrological characteristics of the site after reclamation; including the creation or modification of flood plain, erosion characteristics, drainage patterns and wetlands if applicable

Security

The amount of security shall be equal to 125% of the amount estimated by the City Engineer as being necessary to complete the reclamation and site improvements. If reclamation is approved in phases, the amount of security may be posted by phase, however, the developer shall not begin extraction / excavation in subsequent phases until the full amount of the security or any such approved subsequent phase has been posted (see 10-27-11)