

**APPLE VALLEY
ORDINANCE O-2023-37**

NOW THEREFORE, be it ordained by the Council of the Apple Valley, in the State of Utah, as follows:

SECTION 1: AMENDMENT “10.10.080 Open Space Transition Zone” of the Apple Valley Land Use is hereby *amended* as follows:

AMENDMENT

10.10.080 Open Space Transition Zone

- A. Purpose: The purpose of this zone is to provide for protection of primarily undeveloped private land.
- B. Permitted Uses: Uses permitted in this zone are as follows:
 - 1. Bona fide farm buildings
 - 2. Farming operations
 - 3. Livestock grazing
 - 4. Raising of crops, horticulture and gardening
 - 5. Undeveloped private land
 - 6. Trails and trail rides
- C. Conditional Uses: SPACE LEFT BLANK INTENTIONALLY

Any use not specifically allowed under permitted or conditional uses shall be prohibited.

- D. Height Regulations: No building shall be erected to a height greater than thirty five (35') feet without a conditional use permit.
- E. ~~Area Width And Yard~~ Farm Building Regulations:

District	Area	Width in Feet	Yard <u>Farm Building</u> Setbacks in Feet		
			Front	Side	Rear
OST	3 Acres	400	25	25	25

(25' setback on corner and street side lots)

- F. Modifying Regulations: As may be established by the land use authority relative to a specific use:
 - 1. Distance of Animal Housing: no corral, stable or kennel may be located within one hundred feet (100') of any dwelling or residential building lot.
 - 2. Application of Minimum Acreage: Twenty (20) acre minimum lot size applies only to the construction of farm buildings.
 - 3. Trails for motorized off-road vehicles (ORV) shall be no closer than 1000'

from any residential dwelling.

SECTION 2: **REPEALER CLAUSE** All ordinances or resolutions or parts thereof, which are in conflict herewith, are hereby repealed.

SECTION 3: **SEVERABILITY CLAUSE** Should any part or provision of this Ordinance be declared by the courts to be unconstitutional or invalid, such decision shall not affect the validity of the Ordinances a whole or any part thereof other than the part so declared to be unconstitutional or invalid.

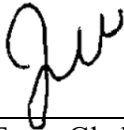
SECTION 4: **EFFECTIVE DATE** This Ordinance shall be in full force and effect from December 20, 2023.

PASSED AND ADOPTED BY THE APPLE VALLEY COUNCIL DECEMBER 20, 2023.

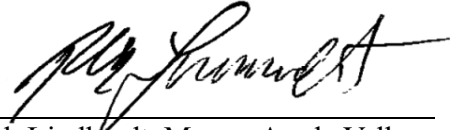
	AYE	NAY	ABSENT	ABSTAIN
Mayor Frank Lindhardt	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Council Member Jarry Zaharias	<u> </u>	<u> </u>	<u> X </u>	<u> </u>
Council Member Barratt Nielson	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Council Member Kevin Sair	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Council Member Robin Whitmore	<u> X </u>	<u> </u>	<u> </u>	<u> </u>

Attest

Presiding Officer



Jenna Vizcardo, Town Clerk, Apple Valley



Frank Lindhardt, Mayor, Apple Valley

