

**HARRISVILLE CITY  
ORDINANCE NO. 470**

**ZONING ORDINANCE AND MAP AMENDMENT – WELFARE SQUARE**

**AN ORDINANCE OF HARRISVILLE CITY, UTAH, AMENDING CHAPTER 11.08 AND CHAPTER 11.12 OF THE LAND USE ORDINANCE ADDING ADDITIONAL USES; AMENDING THE OFFICIAL ZONING MAP ON CERTAIN PROPERTY; SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, Harrisville City (hereafter “City”) is a municipal corporation, duly organized and existing under the laws of the State of Utah;

**WHEREAS**, *Utah Code Annotated* §§ 10-8-84 and 10-8-60 allow municipalities in the State of Utah to exercise certain police powers and nuisance abatement powers, including but not limited to providing for safety and preservation of health, promotion of prosperity, improve community well-being, peace and good order for the inhabitants of the City;

**WHEREAS**, Title 10 Chapter 9a of the *Utah Code Annotated* enables municipalities to regulate land use and development;

**WHEREAS**, the City has adopted an General Plan Map and Zoning Map to governing land use within the City;

**WHEREAS**, the Property Owner(s) of certain Parcel Numbers 11-042-0027, 11-042-0030, and 11-042-0031 desires to amend the Zoning Map for said parcels;

**WHEREAS**, the Zoning Map identified in the attached Exhibit “A” delineates the area of the proposed for amendment;

**WHEREAS**, the Applicant has submitted the required Conceptual Plan attached as Exhibit “B”;

**WHEREAS**, after publication of the required notice the Planning Commission held its public hearing on March 11, 2015, to take public comment on this proposed Ordinance, after which the Planning Commission gave its recommendation to approve this Ordinance;

**WHEREAS**, the City Council received the recommendation from the Planning Commission and held its public meeting on March 24, 2015;

**NOW, THEREFORE**, be it ordained by the City Council of Harrisville as follows:

**Section 1: Land Use Ordinance Amendment.** The Land Use Ordinance is hereby amended to add the following uses:

**11.08.020. Uses.**

Land Use	Zones			
Recreation, Educational, Institutional	A-1	R-1-20	RE-15	R-1-10

<u>Eleemosynary uses.</u>	P	C	C	C
<u>Public office or service buildings.</u>	P	P	P	P

**11.12.020. Uses.**

Land Use	Zones	
Institutional	CP-2	MP-1
<u>Eleemosynary uses.</u>	P	P
Manufacturing		
<u>Cannery.</u>	C	P

**Section 2: Zoning Map Amendment.** That the Zoning Map of Harrisville City, Utah, for certain real property as identified in the attached Exhibit “A”, incorporated herein by this reference, is hereby zoned as specified on the attached Exhibit “A.” The Conceptual Plan attached in Exhibit “B” is adopted to govern development.

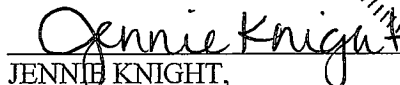
**Section 3: Severability.** If a court of competent jurisdiction determines that any part of this ordinance is unconstitutional or invalid, then such portion of the ordinance, or specific application of the ordinance, shall be severed from the remainder, which shall continue in full force and effect.

**Section 4: Effective date.** This Ordinance shall be effective immediately upon posting after final passage, approval, and posting.

PASSED AND ADOPTED by the City Council on this 24<sup>th</sup> day of March, 2015.

  
BRUCE RICHINS, Mayor  
Harrisville City

ATTEST:

  
JENNIE KNIGHT,  
City Recorder

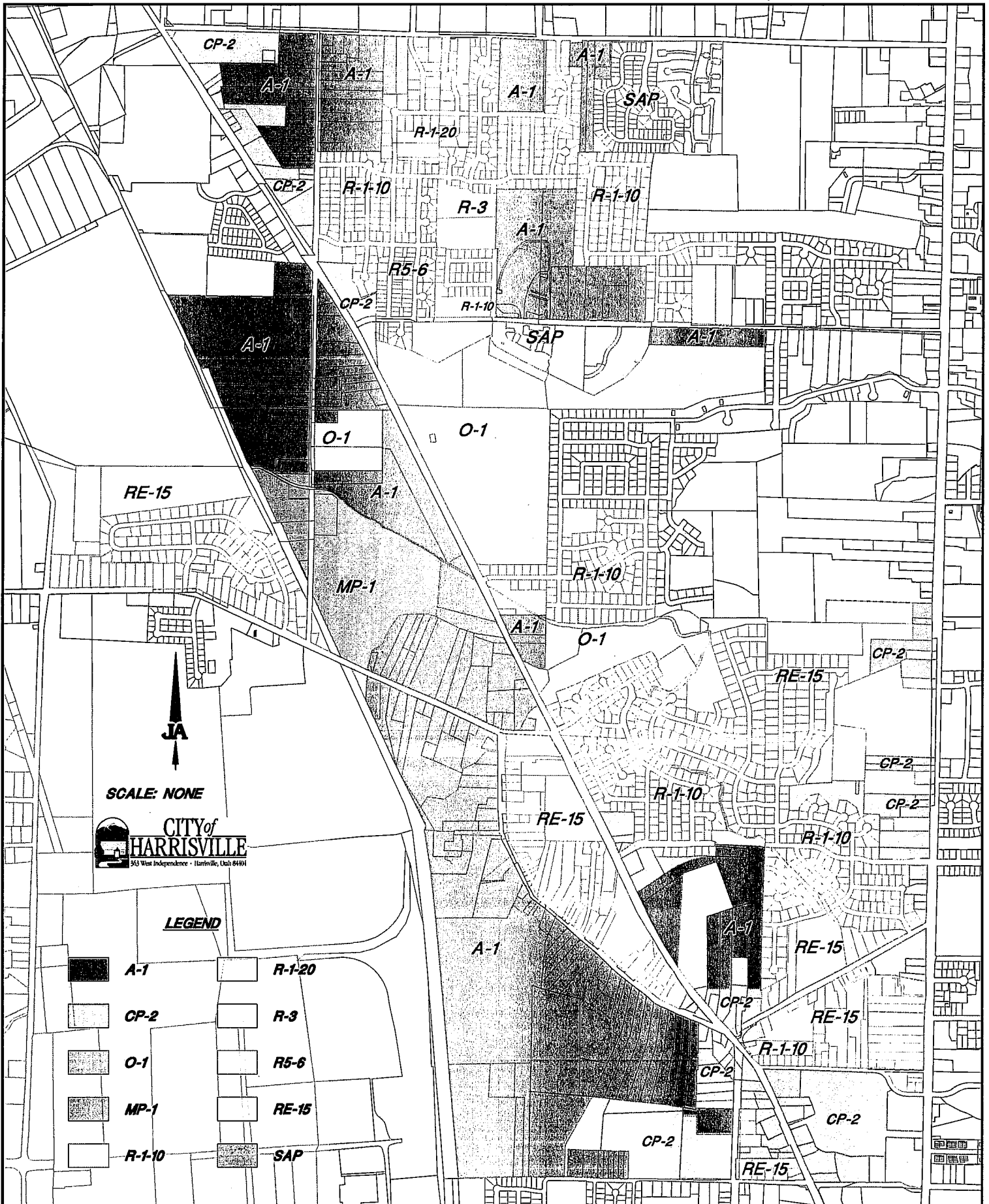


RECORDED this 25<sup>th</sup> day of March, 2015.  
PUBLISHED OR POSTED this 25<sup>th</sup> day of March, 2015.

CERTIFICATE OF PASSAGE AND PUBLICATION OR POSTING











According to the provision of U.C.A. §10-3-713, 1953 as amended, I, the municipal recorder of Harrisville City, Utah, hereby certify that foregoing ordinance was duly passed and published, or posted at 1) 2150 North 2) the Harrisville Cabin and 3) City Hall on the above referenced dates.

Jennie Knight DATE: 3/25/15  
City Recorder



CITY of HARRISVILLE  
 503 West Independence • Harrisville, Utah 84401

**LEGEND**

	A-1		R-1-20
	CP-2		R-3
	O-1		R5-6
	MP-1		RE-15
	R-1-10		SAP



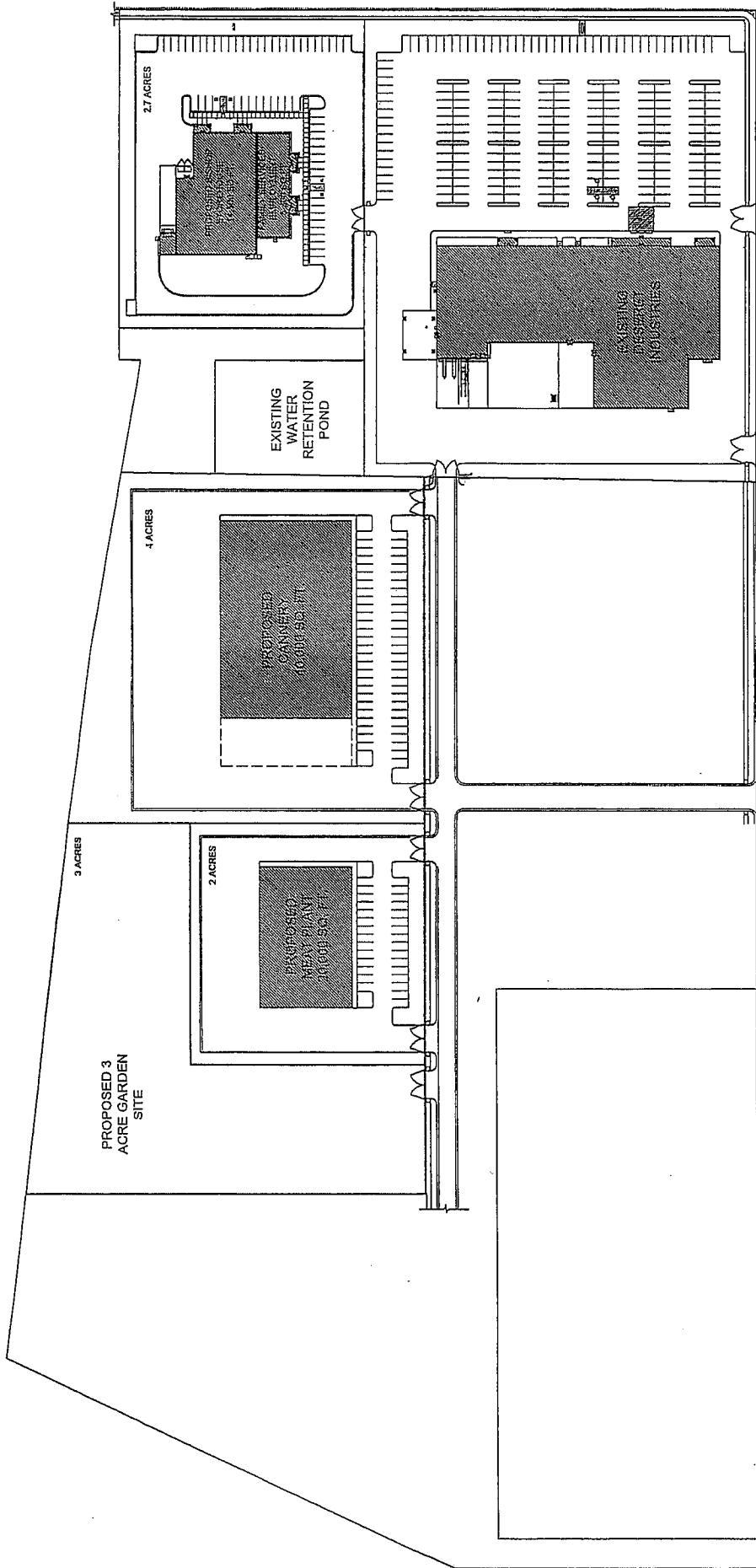
**JONES & ASSOCIATES**  
 Consulting Engineers  
 1716 East 5600 South  
 South Ogden, Utah 84403  
 476-9767 FAX 476-9768

**HARRISVILLE CITY CORPORATION**

**DRAFT - ZONING MAP**

ADOPTED JULY 31, 2012

WALL AVE.



OGDEN CANNERY CONCEPTUAL SITE PLAN (OPTION 2)

NORTH STREET

PROPOSED 3 ACRE GARDEN SITE

3 ACRES

2 ACRES

PROPOSED MEAT PLANT 16,000 SQ. FT.

4 ACRES

PROPOSED CANNERY 16,000 SQ. FT.

EXISTING WATER RETENTION POND

27 ACRES

EXISTING WAREHOUSE 13,000 SQ. FT.

EXISTING WAREHOUSE 13,000 SQ. FT.