

ORDINANCE NO. O-2021-24

AN ORDINANCE OF THE HIGHLAND CITY COUNCIL ADDING SECTION 3-625 SHIPPING CONTAINERS TO THE HIGHLAND CITY DEVELOPMENT CODE AS SHOWN IN FILENAME TA-21-11.

WHEREAS, all due and proper notices of public hearings and public meetings on this Ordinance held before the Highland City Planning Commission (the "Commission") and the Highland City Council (the "City Council") were given in the time, form, substance and manner provided by Utah Code Section 10-9a-205; and

WHEREAS, the Planning Commission held a public hearing on this Ordinance on October 26, 2021 and

WHEREAS, the City Council held a public hearing on this Ordinance on November 9, 2021.

NOW, THEREFORE, BE IT ORDAINED BY THE Highland City Council as follows:

SECTION 1. ADOPTION "3-625 Shipping Containers" of the Highland City Development Code, is hereby *added* as follows:

3-625 Shipping Containers

1. A shipping container is a reusable container designed for intermodal freight or other commercial transportation.
2. Shipping containers that are kept or used on a property for longer than 60 days shall meet the following regulations:
 - a. Shipping containers may only be permitted in the R-1-40, R-1-30, and R-1-20 Districts.
 - b. Shipping containers shall meet the accessory structure regulations for the applicable zone.
 - c. Building permits are required for shipping containers larger than 200 square feet or that require electrical, plumbing, or other utilities.
 - d. Shipping containers may not be stacked vertically.
 - e. Shipping containers shall be set back at least ten feet (10') from the front of the home.
 - f. Shipping containers shall be painted a color consistent with that of the main dwelling.
 - g. Shipping containers are prohibited on lots without a home, except for municipal uses.

SECTION 2. That the Mayor, the City Administrator, the City Recorder and the City Attorney are hereby authorized and directed to execute all documents and take all steps necessary to carry out the purpose of this Ordinance.

SECTION 3. REPEALER CLAUSE All ordinances or resolutions or parts thereof, which are in conflict herewith, are hereby repealed.


SECTION 4. 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 sodeclared to be unconstitutional or invalid.

SECTION 5: EFFECTIVE DATE This Ordinance shall be in full force and effect from November 9, 2021 and after the required approval and publication according to law.

PASSED AND ADOPTED by the Highland City Council, November 9, 2021.

HIGHLAND CITY, UTAH




Rodney W. Mann, Mayor

ATTEST:


Stephannie Cottle, City Recorder

COUNCILMEMBER	YES	NO
Timothy A. Ball	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Brittney P. Bills	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Kurt Ostler	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Kim Rodela	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Scott L. Smith	<input type="checkbox"/>	<input checked="" type="checkbox"/>