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TELEPHONE

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CAPTION

Notice for Publication ORDINANCE NO. 2018-7 WAS ADOPTED BY THE BOARD OF C

SIZE

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Notice for Publication

ORDINANCE NO. 2018-7 WAS ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF UTAH COUNTY, UTAH, ON MARCH 13, 2018, AMENDING SECTION 3-2 OF THE UTAH COUNTY LAND USE ORDINANCE RELATED TO A PROPOSED EXCEPTION TO REQUIRED YARD SPACE FOR CERTAIN OPERATIONAL EQUIPMENT APPURTENANT TO AN EXISTING DWELLING.

A COMPLETE COPY OF THE ORDINANCE IS AVAILABLE AT THE UTAH COUNTY CLERK/AUDITOR'S OFFICE, COMMISSIONER NATHAN IVIE, COMMISSIONER WILLIAM C. LEE, AND COMMISSIONER GREG GRAVES VOTED IN FAVOR OF THE ORDINANCE.
1203056 UPAXLP

AFFIDAVIT OF PUBLICATION

AS NEWSPAPER AGENCY COMPANY, LLC dba UTAH MEDIA GROUP LEGAL BOOKER, I CERTIFY THAT THE ATTACHED ADVERTISEMENT OF Notice for Publication ORDINANCE NO. 2018-7 WAS ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF UTAH COUNTY, UTAH, ON MARCH 13, 2018, AMENDING SECTION 3-2 OF T FOR UTAH COUNTY AUDITOR, WAS PUBLISHED BY THE NEWSPAPER AGENCY COMPANY, LLC dba UTAH MEDIA GROUP, AGENT FOR DESERET NEWS AND THE SALT LAKE TRIBUNE, DAILY NEWSPAPERS PRINTED IN THE ENGLISH LANGUAGE WITH GENERAL CIRCULATION IN UTAH, AND PUBLISHED IN SALT LAKE CITY, SALT LAKE COUNTY IN THE STATE OF UTAH. NOTICE IS ALSO POSTED ON UTAHLEGALS.COM ON THE SAME DAY AS THE FIRST NEWSPAPER PUBLICATION DATE AND REMAINS ON UTAHLEGALS.COM INDEFINITELY. COMPLIES WITH UTAH DIGITAL SIGNATURE ACT UTAH CODE 46-2-101; 46-3-104.

PUBLISHED ON Start 04/07/2018 End 04/07/2018

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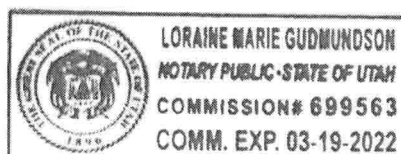
SIGNATURE Jae Levi

STATE OF UTAH)

COUNTY OF SALT LAKE)

SUBSCRIBED AND SWORN TO BEFORE ME ON THIS 7TH DAY OF APRIL IN THE YEAR 2018

BY JAE LEVI



Loraine Marie Gudmundson
NOTARY PUBLIC SIGNATURE

ORDINANCE NO. 2018- 7

AN ORDINANCE AMENDING SECTION 3-2 OF THE UTAH COUNTY LAND USE ORDINANCE RELATED TO A PROPOSED EXCEPTION TO REQUIRED YARD SPACE FOR CERTAIN OPERATIONAL EQUIPMENT APPURTENANT TO AN EXISTING DWELLING

WHEREAS, the Planning Commission initiated a review of Section 3-2 of the Utah County Land Use Ordinance (UCLUO) related to a proposed exception to required yard space for certain operational equipment appurtenant to an existing dwelling; and

WHEREAS, the Planning Commission addressed the proposed amendment to the Utah County Land Use Ordinance during the regularly scheduled meeting of the Planning Commission on February 20, 2018, held a public hearing regarding the proposed amendments, and made a recommendation to the Board of County Commissioners regarding the proposed amendments; and

WHEREAS, the Board of County Commissioners has received and carefully reviewed the recommendation from the Planning Commission regarding the proposed amendment, and the minutes of the Planning Commission meeting and the public hearing regarding the proposed amendments to the Utah County Land Use Ordinance; and

WHEREAS, the Board of County Commissioners has received and carefully reviewed the input, documents, and testimony from the public regarding the proposed amendment to the Utah County Land Use Ordinance; and

WHEREAS, the Board of County Commissioners finds the proposed amendment to the Utah County Land Use Ordinance conforms to the Utah County General Plan, 2014, and is consistent with the other provisions of the Utah County Land Use Ordinance; and

WHEREAS, the Board of County Commissioners finds that the proposed amendment to the Utah County Land Use Ordinance is in the best interest of the health, safety, and welfare of the citizens of Utah County, considering all factors.

NOW, THEREFORE, THE COUNTY LEGISLATIVE BODY OF UTAH COUNTY ORDAINS AS FOLLOWS:

Part I:

Section 3-2 of the Utah County Land Use Ordinance is hereby amended to read as follows:

3-2: YARDS TO BE UNOBSTRUCTED, EXCEPTIONS

Every part of a required yard shall be open to the sky and unobstructed from the ground upward for the entire breadth of the required setback distance, except for

- A. Fences;
- B. Swimming pools, including water heating and filtration equipment;
- C. Open decks and patios that do not require guardrails;
- D. A footbridge or a vehicle bridge with vehicle guardrails that meet the minimum requirements of adopted codes and ordinances with no overhead structure;
- E. Pump houses not greater than 120 square feet in area nor more than nine (9) feet in height that do not encroach into the designated road right-of-way as measured from the road centerline and will not create a sight barrier to the driveway access;
- F. Stand-by power generators and air conditioning and/or heating equipment appurtenant to an on-site dwelling provided such equipment is no more than four(4) feet in height;
- G. Un-walled roof extensions, provided: no roof may extend more than two (2) feet into the required yard area;
- H. Canopies over gasoline pumps in the NC-1 and HS-1 Zones, which may extend up to ten(10) feet into the required setback or separation distance.

Part II:

A copy of the Utah County Land Use Ordinance, as amended herein, is hereby ordered to be filed in the office of the Utah County Clerk/Auditor.

Part III:

If any of the sections, sentences, clauses or provisions of this ordinance shall for any reason be adjudged inapplicable or invalid by a court of competent jurisdiction, such shall not affect or invalidate the remaining portion contained herein.

Part IV:

This ordinance shall become effective fifteen (15) days after it is passed and upon at least one (1) publication in a newspaper published in and having general circulation in Utah County.

PASSED and ordered published this 13th day of March 2018.

UTAH COUNTY COMMISSION



 NATHAN IVIE, CHAIR

VOTE



William C. Lee
WILLIAM C. LEE, VICE-CHAIR

aye

Greg Graves
GREG GRAVES, COMMISSIONER

aye

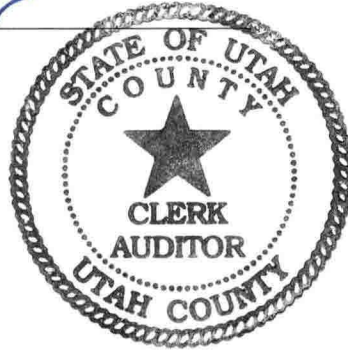
ATTEST:
BRYAN E. THOMPSON
County Clerk/Auditor

APPROVED AS TO FORM:
JEFFREY R. BUHMAN
County Attorney

By: *David Mow*
Deputy

Approved

Disapproved



By: *Jeffrey R. Buhman*
Deputy

Date of Publication: Once only, as soon as possible