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CUSTOMER NAME AND ADDRESS

UTAH COUNTY AUDITOR,
MICKLENA FRAMPTON
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PROVO UT 84606

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DATE

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ACCOUNT NAME

UTAH COUNTY AUDITOR,

TELEPHONE

8018518238

ORDER # / INVOICE NUMBER

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START 09/07/2018 END 09/07/2018

CUSTOMER REFERENCE NUMBER

2018-649

CAPTION

PUBLIC NOTICE ORDINANCE NO. 2018-15 WAS ADOPTED BY THE BOARD OF COU

SIZE

32 LINES 1 COLUMN(S)

TIMES

2

TOTAL COST

38.60

PUBLIC NOTICE

ORDINANCE NO. 2018-15 WAS ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF UTAH COUNTY, UTAH, ON JULY 31, 2018, AMENDING SECTIONS 2-2, 3-52, 5-2, 5-7 AND 5-18 OF THE UTAH COUNTY LAND USE ORDINANCE TO INCLUDE EQUINE REPRODUCTION AND/OR REHABILITATION FACILITY AS A PERMITTED USE IN THE RESIDENTIAL AGRICULTURAL (RA-3), MINING AND GRAZING (M&G-1) AND GRAZING (G-1) ZONES.

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.
1223559 UPAXLP

AFFIDAVIT OF PUBLICATION

AS NEWSPAPER AGENCY COMPANY, LLC dba UTAH MEDIA GROUP LEGAL BOOKER, I CERTIFY THAT THE ATTACHED ADVERTISEMENT OF **PUBLIC NOTICE ORDINANCE NO. 2018-15 WAS ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF UTAH COUNTY, UTAH, ON JULY 31, 2018, AMENDING SECTIONS 2-2, 3-52, 5-2,** 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 09/07/2018 End 09/07/2018

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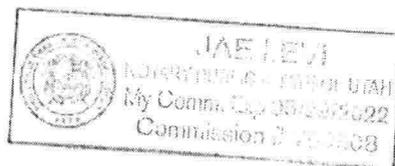
SIGNATURE

STATE OF UTAH)

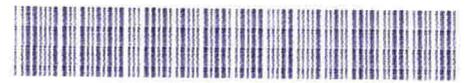
COUNTY OF SALT LAKE)

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

BY LORAIN GUDMUNDSON.



Jae Levi
NOTARY PUBLIC SIGNATURE



ENT 84833:2018 PG 1 of 6
JEFFERY SMITH
UTAH COUNTY RECORDER
2018 Sep 05 3:54 pm FEE 0.00 BY SM
RECORDED FOR UTAH COUNTY COMMISSIONERS

ORDINANCE NO. 2018 – 15

AN ORDINANCE AMENDING SECTIONS 2-2, 3-52, 5-2, 5-7, AND 5-18 OF THE UTAH COUNTY LAND USE ORDINANCE TO INCLUDE EQUINE REPRODUCTION AND/OR REHABILITATION FACILITY AS A PERMITTED USE IN THE RESIDENTIAL AGRICULTURAL (RA-5), MINING AND GRAZING (G-1) AND GRAZING (G-1) ZONES

WHEREAS, the Planning Commission initiated a review of Sections 2-2, 3-52, 5-2, 5-7, and 5-18 of the Utah County Land Use Ordinance to include Equine Reproduction and/or Rehabilitation Facility as a permitted use in the Residential Agricultural (RA-5), Mining and Grazing (G-1) and Grazing (G-1) Zones; 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 July 17, 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 2-2-A of the Utah County Land Use Ordinance is hereby amended, including the re-numbering of applicable subsections, to read as follows:

2-2: DEFINITIONS

- A. For purposes of this land use ordinance, definitions are provided for the following terms. Not all of the terms are used in this land use ordinance. The inclusion of any term defining a land use does not imply that the term is a permitted or conditionally permitted use in any zone, unless specifically stated as such in the applicable zone. Any term which is defined, but not used in this land use ordinance, is included to differentiate the term from other terms which are used in this land use ordinance:

44. Equine: Relating to or affecting horses or other members of the horse family.
45. Equine Reproduction and/or Rehabilitation Facility: A facility which may include structures and designated outside areas for the purpose of providing equine reproduction and/or rehabilitation procedures.

Part II:

Section 3-52 of the Utah County Land Use Ordinance is hereby amended to read as follows:

3-52 EQUINE REPRODUCTION AND/OR REHABILITATION FACILITY

A. SCOPE

The Zoning Administrator may approve a permit for buildings and facilities for an equine reproduction and/or rehabilitation facility in any zone in which such is listed as a permitted use, provided that all of the following conditions are met.

B. SITE PLAN

The Zoning administrator has received from the owner of land in a qualifying zone, a site plan (layout map) of the structures and facilities drawn to a readable scale by an engineer, architect, or land surveyor licensed by the State of Utah, showing all proposed structures, activity areas, parking spaces, and roads. The site plan shall be consistent with the requirements and standards of all applicable sections of the land use ordinance.

C. STANDARDS

1. The facilities and structures shall be located within a zone in which the facilities for equine reproduction and/or rehabilitation are listed as a permitted use and shall meet the minimum requirements for such structures and facilities found in that zone.
2. The design of the structures and facilities, including parking, access roads and interior road system, water system, sewage disposal system, trash collection, fire protection, and any other ancillary facility, shall meet the requirements of the adopted codes of Utah County and of this ordinance.
3. The structures and facilities shall have vehicular access from a paved state or county road and shall have the frontage and width required for such

structures and facilities in the applicable zone, from which frontage vehicular access is provided to the structures and facilities, according to the provisions of Chapter 3 of this land use ordinance.

4. Structures and uses shall meet adopted building, fire, and health codes and requirements.
5. The reproduction and/or rehabilitation facility shall not include a license for the retail sale or resale of any product not directly associated with equine care.
6. Any lighting shall be designed to prevent any direct illumination of adjoining properties. Outdoor lighting shall be limited to the hours between 6:00 A.M. and 11:00 P.M. as necessary for the equine reproduction and rehabilitation needs and procedures.
7. Operation of the facility may include the services of a licensed veterinarian for equine-related procedures and services.

D. ZONING COMPLIANCE PERMIT

After construction, but prior to occupancy of structures and facilities, the owner shall qualify for and obtain a zoning compliance permit from the Zoning Administrator and a Utah County business license.

Part III:

Section 5-2 of the Utah County Land Use Ordinance is hereby amended to read as follows:

5-2: RA-5 RESIDENTIAL AGRICULTURAL ZONE

B. PERMITTED USES

The following shall be permitted in the RA-5 zone upon compliance with the standards and requirements as set forth in this ordinance:

30. Equine reproduction and/or rehabilitation facility and accessory structures and uses including animal shelters and enclosures, office, pools, laboratory, and arena.

D. AREA REQUIREMENTS

The minimum area of a zoning lot within the RA-5 zone shall be as follows:

5. Equine reproduction and/or rehabilitation facility with or without a one-family dwelling shall be on a lot containing at least five (5) acres of land.
6. For other permitted structures and uses, there shall be no minimum area requirement except as may be necessary to meet the other provisions of this land use ordinance.

E. WIDTH REQUIREMENTS

The minimum width of a zoning lot within the RA-5 zone shall be as follows:

1. For each one-family dwelling, manufactured home, family day-care, nursing home, preschool, primary school, secondary school, landscape park, roping

and riding arena, livestock auction yard, veterinary facility, or equine reproduction and/or rehabilitation facility with or without a one-family dwelling, the minimum width of the lot at any point between the frontage and the structure shall be two hundred fifty (250) feet.

Part IV:

Section 5-7 of the Utah County Land Use Ordinance is hereby amended to read as follows:

5-7: M&G-1 MINING AND GRAZING ZONE

B. PERMITTED USES

The following shall be permitted in the M&G-1 zone upon compliance with the standards and requirements as set forth in this ordinance:

- 32. Equine reproduction and/or rehabilitation facility and accessory structures including animal shelters and enclosures, office, pools, laboratory, and arena.

D. AREA REQUIREMENTS

The minimum area of a zoning lot within the M&G-1 zone shall be as follows:

- 4. Equine reproduction and/or rehabilitation facility with or without a one-family dwelling shall be on a lot containing at least fifty (50) acres of land.
- 5. For other permitted structures and uses, there shall be no minimum area requirement except as may be necessary to meet the other provisions of this land use ordinance.

E. WIDTH REQUIREMENTS

The minimum width of a zoning lot within the M&G-1 Zone shall be as follows:

- 1. For each one-family dwelling, manufactured home, family day-care, church or other structure for religious worship, or church with a parsonage, preschool, primary school or secondary school, roping and riding arena, or equine reproduction and/or rehabilitation facility with or without a one-family dwelling, the minimum width of the lot at any point between the frontage and the structure shall be three hundred thirty (330) feet.

Part V:

Section 5-18 of the Utah County Land Use Ordinance is hereby amended to read as follows:

5-18: G-1 GRAZING ZONE

B. PERMITTED USES

The following shall be permitted in the G-1 Zone upon compliance with the standards and requirements as set forth in this ordinance:

29. Equine reproduction and/or rehabilitation facility and accessory structures including animal shelters and enclosures, office, pools, laboratory, and arena.

D. AREA REQUIREMENTS

The minimum area of a zoning lot within the G-1 Zone shall be as follows:

4. Equine reproduction and/or rehabilitation facility with or without a one-family dwelling shall be on a lot containing at least fifty (50) acres of land.
5. For other permitted structures and uses, there shall be no minimum area requirement except as may be necessary to meet the other provisions of this land use ordinance.

E. WIDTH REQUIREMENTS

The minimum width of a zoning lot within the G-1 Zone shall be as follows:

1. For each one-family dwelling, manufactured home, family day-care, church or other structure for religious worship, or church with a parsonage, preschool, primary school or secondary school, roping and riding arena with or without a one-family dwelling, or equine reproduction and/or rehabilitation facility with or without a one-family dwelling, the minimum width of the lot at any point between the frontage and the structure shall be three hundred thirty (330) feet.

Part VI:

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 VII:

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 VIII:

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 31st day of July 2018.

UTAH COUNTY COMMISSION

VOTE



NATHAN IVIE, CHAIR

aye



WILLIAM C. LEE, VICE-CHAIR

aye

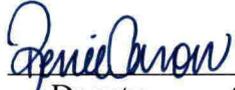


GREG GRAVES, COMMISSIONER

aye

ATTEST:
BRYAN E. THOMPSON
County Clerk/Auditor

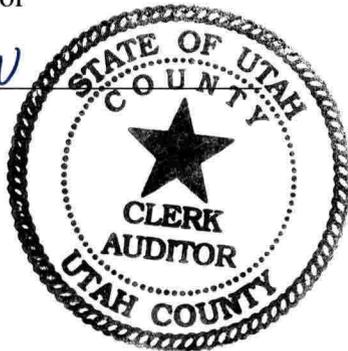
APPROVED AS TO FORM:
JEFFREY R. BUHMAN
County Attorney

By: 

Deputy

Approved

Disapproved



By: 

Deputy

Date of Publication: Once only, as soon as possible