

ORDINANCE NO. 2016-02

AN ORDINANCE OF THE COUNCIL OF THE TOWN OF VINEYARD, UTAH, AMENDING THE TOWN OF VINEYARD ZONING ORDINANCE, AMENDING CHAPTER 7 TO INCLUDE "THE FORGE" SPECIAL PURPOSE DISTRICT.

WHEREAS, all due and proper notices of public hearings on this Ordinance held before the Town of Vineyard Planning Commission (the "Commission") and the Council of the Town of Vineyard (the "City Council") were given in the time, form, substance and manner provided by Utah Code; and

WHEREAS, the Commission held a public hearing and considered this Ordinance on December 16, 2015, and on January 06, 2016; and

WHEREAS, the Commission recommended to the Town Council that this Ordinance be approved; and

WHEREAS, the Town Council held a public hearing and considered this Ordinance on January 13, January 27, and February 10, 2016; and

WHEREAS, the Town Council found the proposed amendments to further the public health, safety, and welfare by allowing allow for increased investment within an existing Redevelopment Area,

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE TOWN OF VINEYARD as follows:

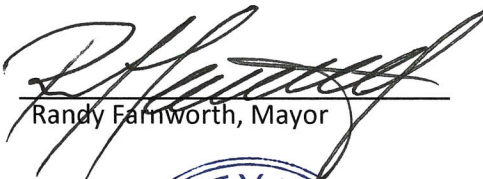
SECTION 1. That Chapter 7 of the Town of Vineyard Zoning Ordinance is hereby amended as follows:

See attached Exhibit A "The Forge" Special Purpose District, and Exhibit B "Supplemental Revisions to The Forge Special Purpose District, and Exhibit C "Figure 6.6 – Alley Street Section"

SECTION 2. That the Mayor, the City Manager, the Town Clerk and the Town 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. If any provision of this Ordinance is for any reason held by any court of competent jurisdiction to be unenforceable, such provision or portion hereof shall be deemed separate, distinct, and independent of all other provision and such holding shall not affect the validity of the remaining portions of this Ordinance.

PASSED AND ADOPTED by the Council of the Town of Vineyard, February 10, 2016.


Randy Farnworth, Mayor

ATTEST:

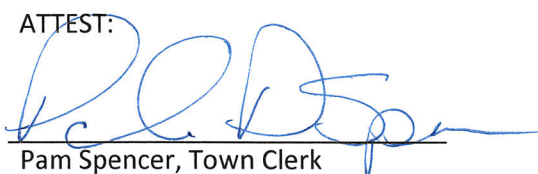

Pam Spencer, Town Clerk



EXHIBIT B

SUPPLEMENTAL REVISIONS TO “THE FORGE” SPECIAL PURPOSE DISTRICT

In Section D.3. – Strike and replace the first sentence with the following:

The quantity of residential uses approved or constructed shall never exceed one half (1/2) of the quantity of non-residential uses approved or constructed, as measured in total floor area (square feet).

In section D.6. – Strike “decks” from the list of items that can overhang behind the setbacks.

In section D.9.2. – Strike all and replace with the following language:

9.2. A minimum of twenty percent (20%) of the net site area of the development shall be set aside for open space with the possibility of reducing it to not less than ten percent (10%) through open space enhancements. Such areas shall be used for plaza areas, outdoor seating areas, pedestrian ways, landscape areas, recreation areas, or other similar uses as approved by the Vineyard Town Planner.

Bonuses in the form of open space reductions may be awarded for up to ten percent (10%) of the net site area as follows:

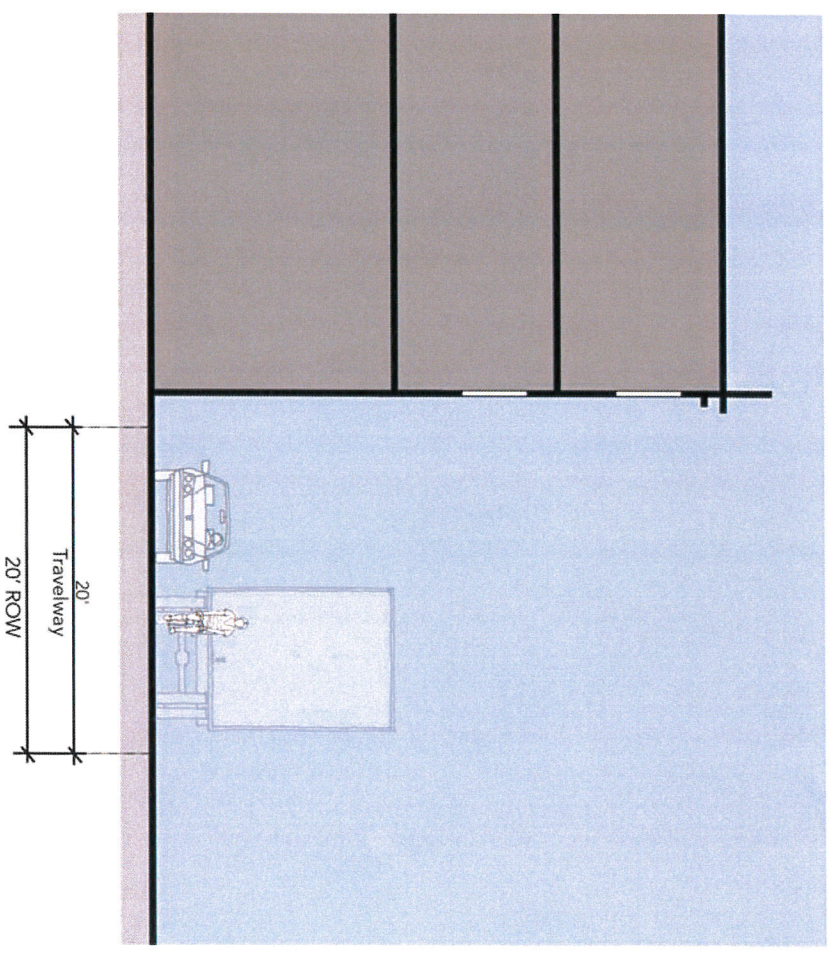
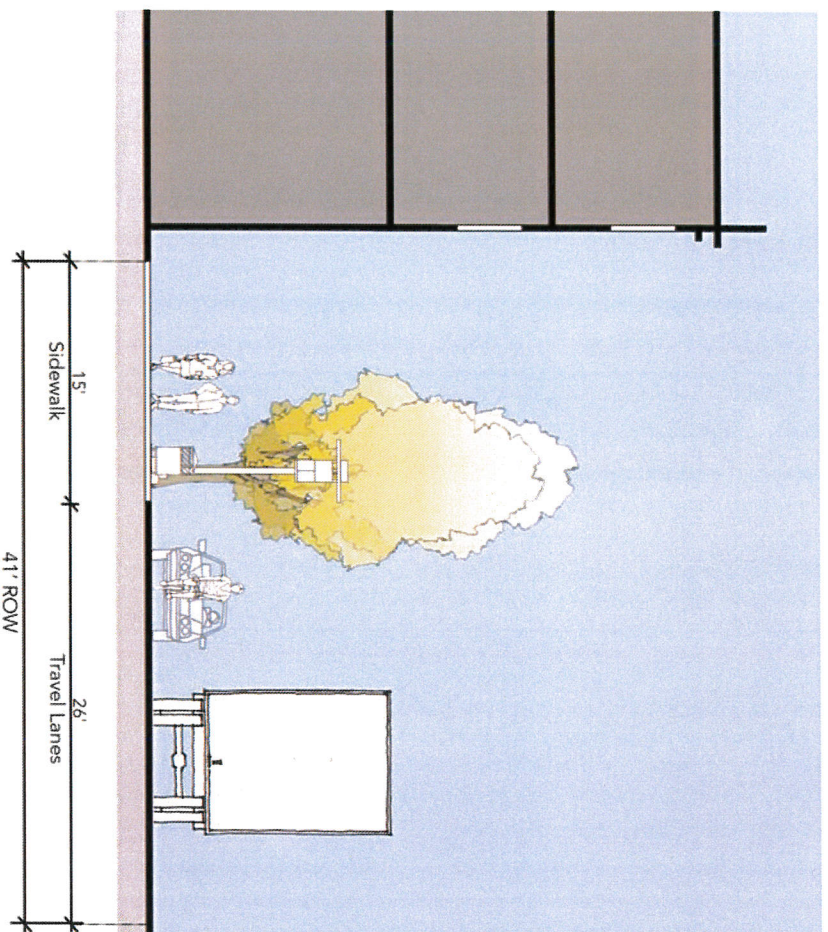
- *2% for pedestrian plaza’s and passageways finished with decorative paving, benches and creative bicycle racks.*
- *2% for the installation of decorative street lights and directional signage along pedestrian plaza’s and passageways.*
- *1% for the installation of public art.*
- *Up to 5% for equivalent square foot for equivalent square foot landscaping of adjacent offsite properties.*

In section D.10.2. – Add the following language to the end of the section:

All parking stalls associated with a land use, whether shared or individually reserved, shall be located on the same block as the use for which they are intended.

Figure 6.6 - Alley Street Section

EXHIBIT C



Proposed Prototypical Section - Primary Fire Access

Proposed Prototypical Section - Secondary Fire Access

PASSAGE BY MUNICIPAL COUNCIL
ROLL CALL VOTE

ORDINANCE NO 2016-02

AN ORDINANCE ADDING THE FORGE MIXED USE DISTRICT TO THE TOWN OF VINEYARD ZONING ORDINANCE

ROLL CALL VOTE:

MAYOR RANDY FARNWORTH

COUNCILMEMBER TYCE FLAKE

COUNCILMEMBER JULIE FULLMER

COUNCILMEMBER DALE GOODMAN

COUNCILMEMBER NATHAN RILEY

TOTALS

<i>motion</i>	<i>second</i>	<i>ayes</i>	<i>nays</i>	<i>absent</i>
		X		
		X		
	X	X		
X		X		
				X
		4		1

This Ordinance was passed by the Municipal Council of Vineyard Utah on the 10th day of February 2016, on a roll call vote as described above.

II

MAYOR'S ACTION

Mayor's Action: X Approved Disapproved

III

TOWN RECORDER'S CERTIFICATE AND ATTEST

This Ordinance was recorded in the office of the Vineyard Town Recorder on the 11th day of February, 2016

I hereby certify and attest that the foregoing constitute a true and accurate record of proceedings with respect to Ordinance No. 2016-02

ATTEST:


Vineyard Town Recorder



CERTIFICATE OF POSTING

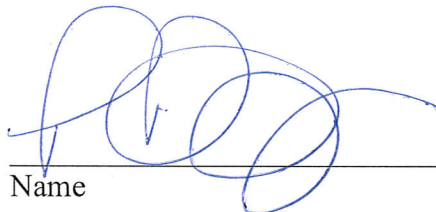
I, THE DULY APPOINTED AND ACTING CLERK/RECORDER FOR THE TOWN OF VINEYARD, HEREBY CERTIFY THAT COPIES OF THE FOREGOING **ORDINANCE SUMMARY** FOR ORDINANCE 2016-02 WERE POSTED AT THE FOLLOWING PUBLIC PLACES WITHIN THE MUNICIPALITY ON THE 11th DAY OF FEBRUARY, 2016. WHICH PUBLIC PLACES ARE:

POSTED:

1. VINEYARD TOWN HALL; 240 EAST GAMMON ROAD
2. VINEYARD TOWN WEBSITE; www.vineyard.utah.gov

AND THAT SAID NOTICE REMAINED SO POSTED AND AVAILABLE UNTIL THE 11th DAY OF MARCH, 2016.




Name _____

Recorder _____
Title _____