

ORDINANCE NO. 2020-03

AN ORDINANCE OF THE VINEYARD CITY, UTAH, AMENDING THE VINEYARD ZONING MAP AT 720 S GENEVA ROAD, VINEYARD, UTAH 84057, PARCEL NUMBER 18:028:0179; AMENDING VINEYARD ZONING MAP 15.12.040 TO CHANGE ZONING DISTRICT FROM BUSINESS PARK TO REGIONAL COMMERCIAL; PROVIDING A REPEALER CLAUSE; PROVIDING A SAVINGS AND SEVERABILITY CLAUSE, PROVIDING FOR PUBLICATION BY SUMMARY; AND PROVING AN EFFECTIVE DATE.

WHEREAS, Title 10, Chapter 9a Municipal Land Use, Development, and Management Act of the Utah Municipal Code permits the City of Vineyard to ensure the health, safety and welfare of the community through local land use planning and the adoption of land use ordinances; and

WHEREAS, the City of Vineyard is authorized to amend the City's Zoning Map and Zoning Ordinance pursuant to Utah Municipal Code § 10-9a-102(2); and

WHEREAS, the Planning Commission held a public hearing on May 6, 2020 and after fully considering public comment and staff recommendations, recommended approval to the Vineyard City Council; and

WHEREAS, the Vineyard City Council, having reviewed the proposed Zoning Map Amendment and Zoning Text Amendment, held a public hearing on May 13, 2020; and

WHEREAS, the Vineyard City Council having considered the recommendation of the Planning Commission and submitted comments and testimony from the public, having determined that it is in the best interest of the public and on May 13, 2020 adopt the proposed Zoning Map Amendment;

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF VINEYARD:

Section 1: PROPOSED ZONING MAP AMENDMENT ATTACHED AS EXHIBIT A.

Section 2: REPEALER CLAUSE. All City of Vineyard Ordinances, or parts thereof, which are in conflict herewith are hereby repealed.

Section 3: SAVINGS AND SERVERABILITY CLAUSE. It is hereby declared to be the legislative intent that the provisions and parts of this Ordinance shall be severable. If any paragraph, part, section, subsection, clause or phrase of this Ordinance is for any reason held to be invalid by a Court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance.

Section 4: PUBLICATION. This Ordinance, or a summary thereof, shall be published in an official newspaper of general circulation in the City, and shall take effect immediately upon its passage, approval, and publication.

Section 5: EFFECTIVE DATE. This Ordinance shall be in full force and effect after its passage, approval and publication according to law.

PASSED by the CITY COUNCIL and APPROVED by the Mayor of Vineyard, Utah on this 13th day of May, 2020.

Julie Fullmer, Mayor

ATTEST:

Pamela Spencer, City Clerk

EXHIBIT A: ZONING MAP AMENDMENT

15.12.040 Vineyard Zoning Map

1. The boundaries of these zoning districts are established as shown in the official **Vineyard Zoning Map** adopted by the Vineyard City Council, as amended, which maps are made part of this ordinance.
2. Unless otherwise designated on the zoning map, district boundary lines are lot lines; the centerlines of streets, alleys, railroad rights of way, municipal corporate lines; or other lines drawn to scale on the zoning map.
3. Where a lot is subdivided at the effective date hereof, or by subsequent amendments, by a zoning district boundary line, the minimum restrictive zoning requirements may be extended no more than twenty-five feet (25 ') into a more restrictive zoning district adjacent to the zoning district boundary line.
4. Interpretation of the exact location of a regional district boundary shall be resolved by the commission, by reference to the zoning map of the city.

VINEYARD ZONING MAP

4/11/23, 2023



Utah Lake

ZONES

	70 Overlay
	OS Open Space
	A-1 Agriculture
	WR-15 Residential Agricultural
	RE-20 Residential Executive
	R-1-15 Single-Family Residential
	R-2-15 Residential
	R-2-20 Single-Family Residential
	R-1-10 Single-Family Residential
	R-1-8 Single-Family Residential
	RE-20 High Density Residential
	HDR-2 High Density Residential
	3F Business Park
	HO-10 Office & Industry
	M Manufacturing
	I-1 Industrial
	PF Public Facility
	RC Regional Commercial
	RMU Regional Mixed-Use
	TC Town Center
	The Forge Mixed-Use
	Waters Edge Specific Purpose

REQUIREMENTS AND REGULATIONS FOR ZONING MAPS ARE AVAILABLE AT THE CITY OF OREM WEBSITE: www.orem.gov. FOR MORE INFORMATION, CONTACT THE CITY OF OREM PLANNING DEPARTMENT AT (801) 224-3000.



