

**VINEYARD
ORDINANCE 2024-14**

**AN ORDINANCE OF THE CITY OF VINEYARD, UTAH, AMENDING THE
VINEYARD ZONING ORDINANCE SECTION 3.15.12 ESTABLISHMENT OF
DISTRICTS AND ZONING TABLES**

WHEREAS, Title 10, Chapter 9a Municipal Land Use, Development, and Management Act of the Utah Municipal Code, permits 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, Vineyard is authorized to amend the City's Zoning Ordinance pursuant to Utah Municipal Code 10-9a-102(2); and

WHEREAS, the Planning Commission held a public hearing on October 2, 2024 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 text amendments, held a public hearing on October 9, 2024; 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 adopt the proposed text amendments to the Zoning Ordinance.

NOW THEREFORE, be it ordained by the Council of the Vineyard, in the State of Utah, as follows:

SECTION 1: **AMENDMENT** “15.12.040 Vineyard Zoning Map” of the Vineyard Zoning Code is hereby *amended* as follows:

A M E N D M E N T

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 map is made a part of this ordinance.

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.

Where a lot is divided at the effective date hereof, or by subsequent amendments, by a zoning

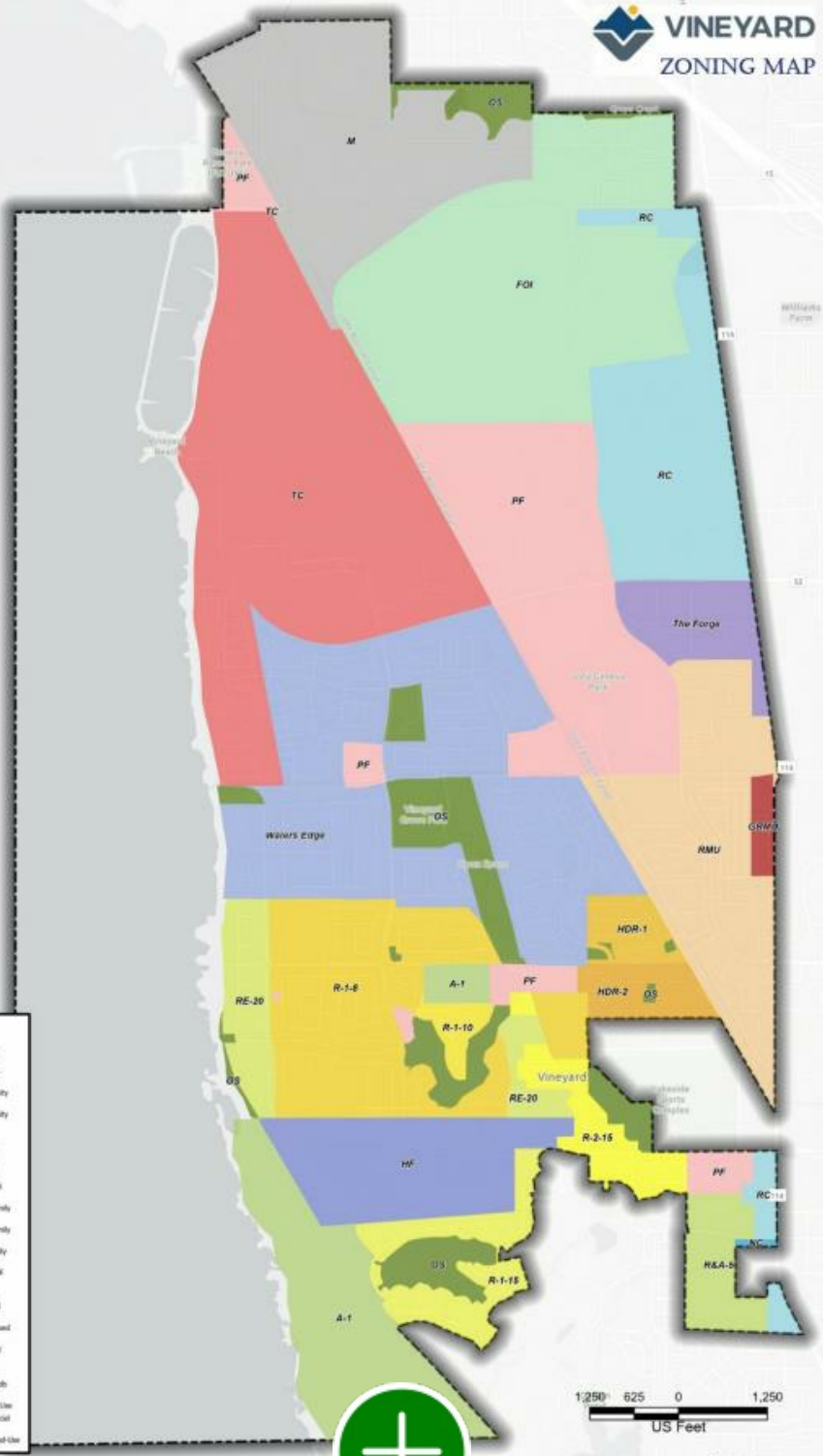
district boundary line, the less restrictive zoning requirements may be extended not more than twenty-five feet (25') into the more restrictive zoning district adjacent to the zoning district boundary line.

Interpretation of the exact location of a zone district boundary shall be resolved by the commission, by reference to the zoning map of the city.

Zoning Map

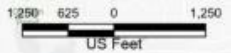


VINEYARD
ZONING MAP



Zoning

- A-1: Agricultural
- BP: Business Park
- FGI: Flex Office & Industry
- HDR-1: High Density Residential
- HDR-2: High Density Residential
- I-1: Industrial
- M: Manufacturing
- OS: Open Space
- PF: Public Facility
- R-1-10: Residential Agricultural
- R-1-15: Single-Family Residential
- R-1-8: Single-Family Residential
- R-2-15: Single-Family Residential
- R-3-15: Single-Family Residential
- R-4-15: Residential
- RE-20: Residential Estates
- RMU: Regional Mixed Use
- NC: Neighborhood Commercial
- TC: Town Center
- HF: Hillside/Fish District
- The Forge: Mixed Use
- Waters Edge: Special Purpose
- Genera Road Mixed Use



Source

SECTION 2: REPEALER CLAUSE All ordinances or resolutions or parts thereof, which are in conflict herewith, are hereby repealed.

SECTION 3: 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 so declared to be unconstitutional or invalid.

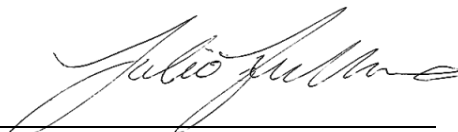
SECTION 4: EFFECTIVE DATE This Ordinance shall be in full force and effect from October 9, 2024 and after the required approval and publication according to law.

PASSED AND ADOPTED BY THE VINEYARD COUNCIL OCTOBER 09, 2024.

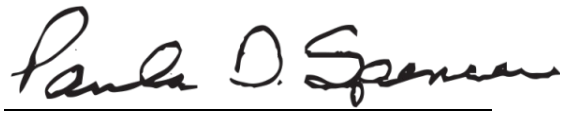
	AYE	NAY	ABSENT	ABSTAIN
Mayor Julie Fullmer	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Sara Cameron	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Jacob Holdaway	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Amber Rasmussen	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Mardi Sifuentes	<u> X </u>	<u> </u>	<u> </u>	<u> </u>

Presiding Officer

Attest



Julie Fullmer, Mayor, Vineyard



Pamela Spencer, City Recorder,
Vineyard

