

ORDINANCE NUMBER 2025-24

AN ORDINANCE AMENDING SECTION 104-22-8 OF THE WEBER COUNTY CODE TO MODIFY THE STREET REGULATING PLAN FOR THE UNINCORPORATED NEW TOWN EDEN AREA.

WHEREAS, the Weber County Board of Commissioners has adopted land use regulations pursuant to State Code 17-27a, the County Land Use, Development, and Management Act; and

WHEREAS, as part of these land use regulations, the Weber County Board of Commissioners has adopted a zoning map for the unincorporated areas of Weber County; and

WHEREAS, also as part of these land use regulations, the Weber County Board of Commissioners has adopted a Form-Based Zone (Title 104, Chapter 22) to govern development of land therein, and the Form-Based Zone's implementation requires a street regulating plan; and

WHEREAS, The Weber County Board of Commissioners has adopted a street regulating plan for the unincorporated New Town Eden Area; and

WHEREAS, Weber County Board of Commissioners has adopted a General Plan for the unincorporated Ogden Valley planning advisory area, which the Form-Based Zone is intended to, in part, implement; and

WHEREAS, the Weber County Board of Commissioners has received an application to amend the Form-Based Zone's street regulating plan for the New Town Eden area; and

WHEREAS, State Code Section 17-27a-503 provides for the amendment of a zoning district or land use regulation; and

WHEREAS, State Code Section 17-27a-503 requires an amendment to a zoning district or land use regulation to first receive a recommendation from the Planning Commission; and

WHEREAS, After a public hearing on September 23, 2025, the Planning Commission for the Ogden Valley planning advisory area forwarded a recommendation to the Weber County Board of Commissioners regarding the proposed amendment to the Form-Based Zone's street regulating plan for the New Town Eden area; and

WHEREAS, After reviewing the Planning Commission's recommendation and the Ogden Valley General Plan, the Weber County Board of Commissioners desires to amend the Form-Based Zone's street regulating plan for the New Town Eden area; and,

NOW THEREFORE, the Weber County Board of Commissioners ordains an amendment to Section 104-22-8 that reconfigures the Eden Area Street Regulating Plan in a manner reflective of the modified streets in the map illustrated in Exhibit A. Only those modifications illustrated in Exhibit A are amended, leaving all other parts of the street regulating plan unchanged. The Weber County Board of Commissioners authorizes planning division staff to make any necessary non-substantive administrative illustration edits to the street regulating plan in preparation for its recodification into county code.

This ordinance shall become effective upon its publication.

Passed, adopted, and ordered published this 7th day of October, 2025, by the Weber County Board of Commissioners.

BOARD OF COUNTY COMMISSIONERS OF WEBER COUNTY

By Sharon Bolos
Sharon Bolos, Chair

Commissioner Harvey voted Aye

Commissioner Bolos voted Aye

Commissioner Froerer voted Aye

ATTEST:

FOR

Ricky Hatch
Ricky Hatch, CPA
Weber County Clerk/Auditor

EXHIBIT A

Eden Area Street Regulating Plan prior to amendment:

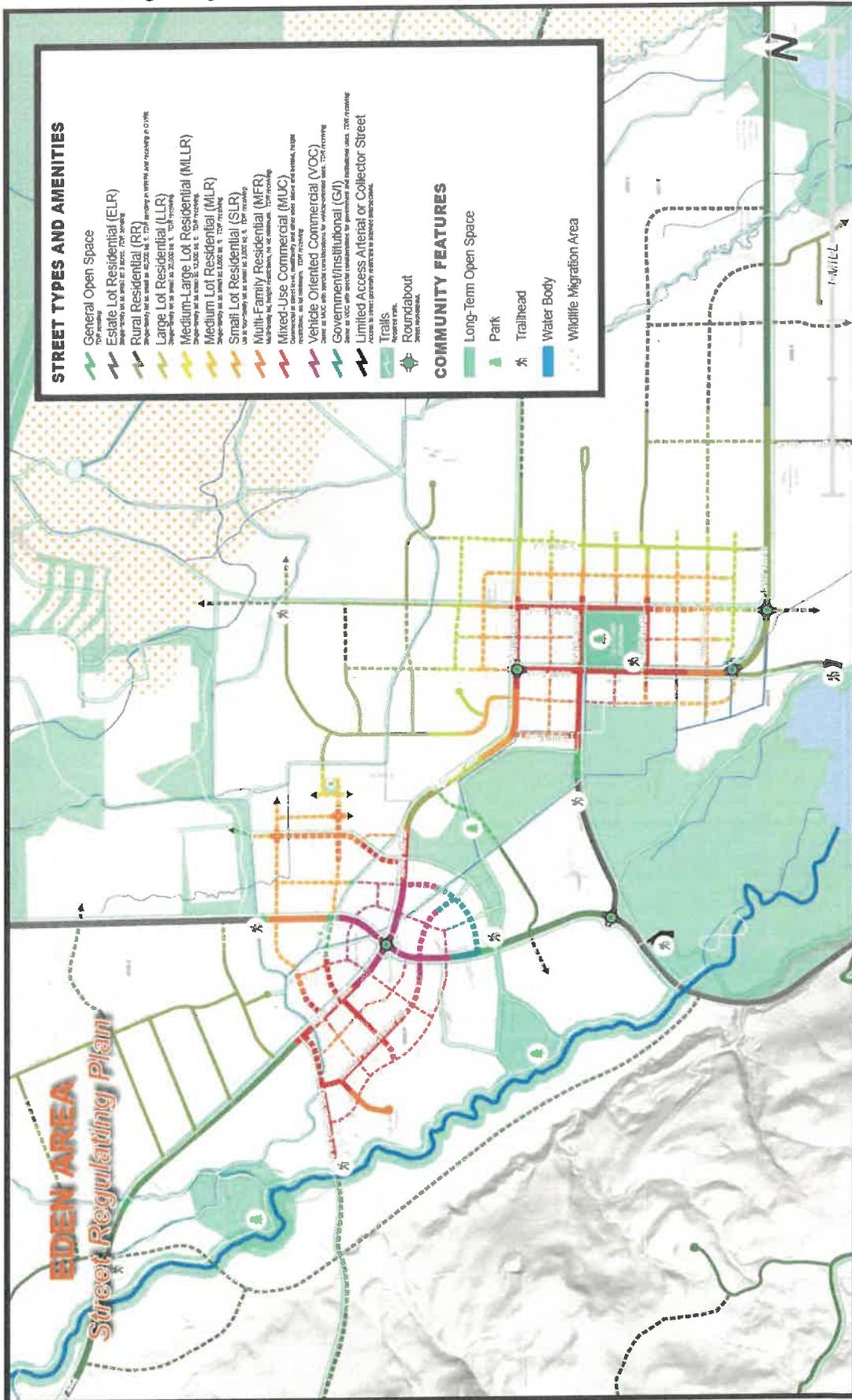


EXHIBIT A (CONT.)

Eden Area Street Regulating Plan after amendment:

