

ORDINANCE 2024 - 04

AN ORDINANCE OF NORTH OGDEN CITY AMENDING THE ZONING ORDINANCE OF NORTH OGDEN CITY, TITLE 11, CHAPTER 9, ARTICLE M, SECTION 15 RESIDENTIAL FENCE REGULATIONS, TO ALIGN TITLE 11 WITH THE PUBLIC WORKS STANDARDS.

WHEREAS; North Ogden City has inconsistent references in the city Land Use Code compared with the Public Works Standards regarding Site Triangle Clearance;

WHEREAS; North Ogden City Public Works Standards establishes roadway and right-of-way standards;

WHEREAS; The City regularly evaluates the City Code of North Ogden for nonconforming standards and ordinances; and

WHEREAS; The North Ogden City Planning Commission has reviewed these standards, conducted a public hearing on the amendment, and recommends the adoption of this amendment;

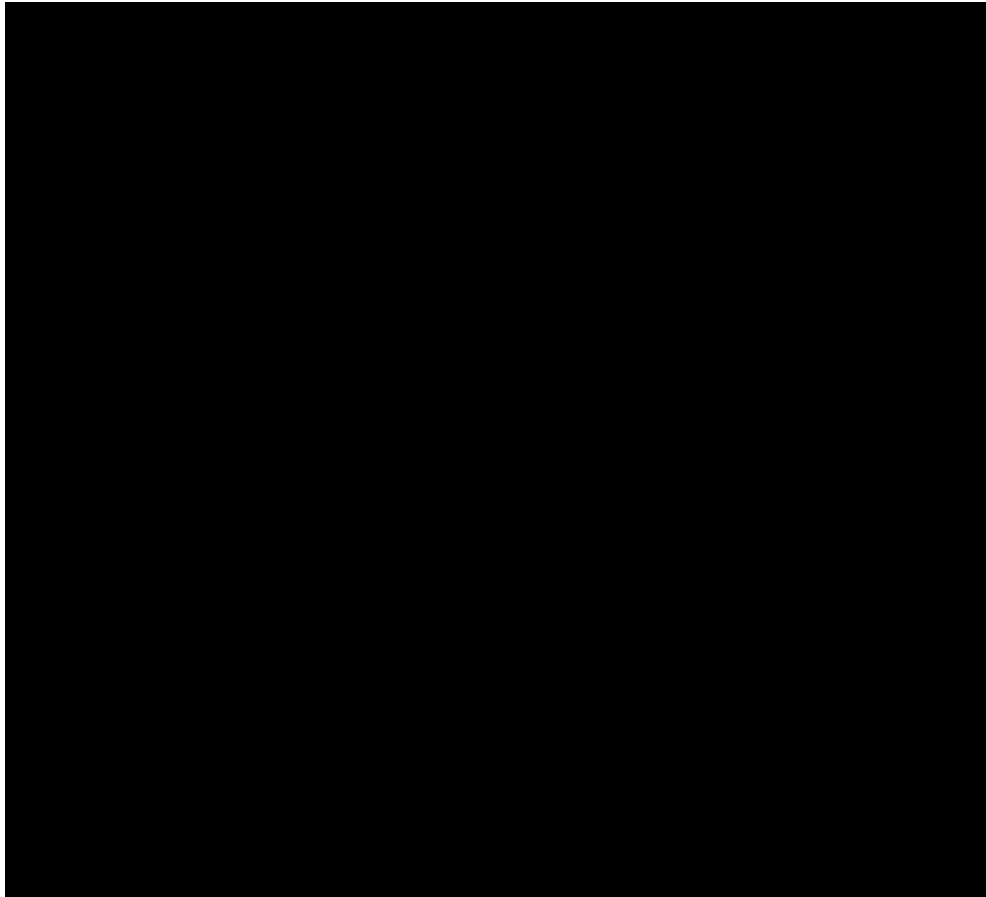
NOW THEREFORE, BE IT ORDAINED by the North Ogden City Council that the North Ogden City Code in 11-9M-15 and 11-19-3 be amended to change the Site Triangle standards as referenced in the North Ogden City Public Works Standards Public Roads – Typical Sight Triangles dated September 2022.

SECTION 1: Text to be amended in 11-9M-15: Residential Fence Regulations under Section D. 1., Section E., and the supporting diagram.

- D. Fences located in a side yard or portion of a rear yard of a corner lot which adjoins a street or public right-of-way, may be solid in appearance, or may preserve a degree of visibility between slats or similar elements, and may be located either on the property line or on a line located twelve feet (12') behind the edge of the asphalt in the street; whichever of these locations is farther away from the edge of the asphalt. The fence may also be located at a distance farther behind the edge of the asphalt than the distance determined from among the two listed above to be the farthest from the edge of the asphalt. (While not required, a three-foot (3') distance behind the sidewalk is recommended, if a sidewalk is present, in order to provide an increase in space for snow storage, safety, practical usability of the entire width of the sidewalk by pedestrians, and aesthetic value.) Along the rear boundary of the corner lot, the fence may be located on the rear property line. A fence located in a side yard or portion of a rear yard of a corner lot which adjoins a street, a public right-of-way shall have the following additional limitations and requirements.

1. Any fence erected in a side yard of a corner lot, that encroaches into the Typical Sight Triangle as referenced in the City's Public Works Standards a required for visibility on a corner lot, as specified in subsection (C) of this section, shall not exceed three and one-half feet (3 1/2') tall, shall be at least 75% transparent, and shall not be chain link.
- E. Obstruction to View. In all zones, no obstruction to view in excess of two feet (2') in height as measured from the top of the curb or edge of the hard street surface, shall be placed on any corner lot within the Typical Sight Triangle as referenced in the City's Public Works Standards, or at any other location which would obstruct the vision of street and regulatory signs or oncoming vehicles by automobile drivers, except a reasonable number of trees pruned high enough to permit an unobstructed view of street and regulatory signs or oncoming vehicles by automobile drivers, or fencing that does not exceed three and one-half feet (3 1/2') tall, is at least 75% transparent, and not chain link.

Image to be added at later date.



SECTION 2: Text to be amended in 11-19-3: Design and Location of Parking Spaces under A. 5. a & b

5. Parking shall meet the following standards.

- a. The dwelling unit has the minimum number of required off-street parking spaces as stipulated by CCNO 11-17-3.
- b. The parking area is at least eight feet (8') wide, and in the case of corner lots, a maximum of twelve feet (12') wide in the side yard area and is of sufficient length to accommodate the vehicle with no portion of the vehicle extending more than ten feet (10') forward of the front face of the dwelling. In the case of a corner lot, no vehicle shall be parked in the Typical Sight Triangle as referenced in the City's Public Works Standards.

SECTION 3: This ordinance shall take immediate effect upon the adoption of this ordinance.

PASSED and ADOPTED this 13th day of February 2024.

North Ogden City:


S. Neal Berube (Feb 23, 2024 20:54 MST)

S. Neal Berube
North Ogden City Mayor

CITY COUNCIL VOTE AS RECORDED:

	Aye	Nay
Council Member Barker:	<u> X </u>	___
Council Member Covering:	<u> X </u>	___
Council Member Dalpiaz:	X__	___
Council Member Pulver:	<u> X </u>	___
Council Member Watson:	___ excused	___
(In the event of a tie vote of the Council):		
Mayor Berube	___	___

ATTEST:

Rian Santoro

Rian Santoro (Feb 23, 2024 09:19 MST)

Rian Santoro
City Recorder