

**WORK MEETING AGENDA OF THE
CITY COUNCIL OF LAYTON, UTAH**

PUBLIC NOTICE is hereby given that the City Council of Layton, Utah, will hold a public meeting in the Council Conference Room of the City Center Building, 437 North Wasatch Drive, Layton, Utah, commencing at **5:30 PM on December 4, 2025**.

AGENDA ITEMS:

1. Mayor's Report
2. Councilmember's Reports
3. Presentation – Communities That Care (CTC)
4. Amending Title 16, Chapter 16.10 and Section 16.10.010 of the Layton Municipal Code Adopting the 2006 Edition of The Utah Wildland Urban Interface Code, Including Appendix A - General Requirements, B-Vegetation Management Plan, C- Fire Hazard Severity Form; and Amending Title 9, Chapter 9.64, Section 9.64.150 Prohibition of Discharging Fireworks of the Layton City Municipal Code Increasing Firework Restrictions in Wildland Urban Interface Areas – Ordinance 25-26
5. Annexation and Rezone Request with Development Agreement – Stevenson Fields Subdivision – R-S (Residential Suburban) and Unincorporated Area to R-1-10 PRUD (Single-Family, Planned Residential Unit Development) – Ordinance 25-11 and Ordinance 25-12 – Approximately 2073 West Gentile Street

ADJOURN:

Notice is hereby given that:

- This meeting will also be live streamed via laytoncitylive.com and facebook.com/Laytoncity
- In the event of an absence of a full quorum, agenda items will be continued to the next regularly scheduled meeting.
- This meeting may involve the use of electronic communications for some of the members of this public body. Elected Officials at remote locations may be connected to the meeting electronically.
- By motion of the Layton City Council, pursuant to Title 52, Chapter 4 of the Utah Code, the City Council may vote to hold a closed meeting for any of the purposes identified in that chapter.

Date: _____ **By:** _____
Kimberly S Read, City Recorder

This public notice is posted on the Utah Public Notice website www.utah.gov/pmn/, the Layton City website www.laytoncity.org, and at the Layton City Center.

In compliance with the Americans with Disabilities Act, persons in need of special accommodations or services to participate in this meeting shall notify the City at least 48 hours in advance at 801-336-3826 or 801-336-3820.

**LAYTON CITY COUNCIL WORK MEETING
AGENDA ITEM COVER SHEET**

Item Number: 1.

Subject:
Mayor's Report

Background:
N/A

Alternatives:
N/A

Recommendation:
N/A

**LAYTON CITY COUNCIL WORK MEETING
AGENDA ITEM COVER SHEET**

Item Number: 2.

Subject:

Councilmember's Reports

Background:

N/A

Alternatives:

N/A

Recommendation:

N/A

**LAYTON CITY COUNCIL WORK MEETING
AGENDA ITEM COVER SHEET**

Item Number: 3.

Subject:

Presentation – Communities That Care (CTC)

Background:

Tiffany Lanning, Prevention Specialist and Layton CTC Coordinator, will share a presentation with the Mayor and Council.

Alternatives:

N/A

Recommendation:

N/A

**LAYTON CITY COUNCIL WORK MEETING
AGENDA ITEM COVER SHEET**

Item Number: 4.

Subject:

Amending Title 16, Chapter 16.10 and Section 16.10.010 of the Layton Municipal Code Adopting the 2006 Edition of The Utah Wildland Urban Interface Code, Including Appendix A - General Requirements, B- Vegetation Management Plan, C- Fire Hazard Severity Form; and Amending Title 9, Chapter 9.64, Section 9.64.150 Prohibition of Discharging Fireworks of the Layton City Municipal Code Increasing Firework Restrictions in Wildland Urban Interface Areas – Ordinance 25-26

Background:

The purpose of the Layton City Fire Department (Fire Department) is to protect life and property within the City from fires and other dangers. The City has previously adopted and utilized the 2006 edition of the International Wildland Urban Interface Code with amendments.

Utah House Bill 48 (HB48 2025) requires the City to adopt certain codes or regulations regarding the wildland urban interface. The Fire Department is proposing an amendment to Title 16, Chapter 16.10 of the Layton Municipal Code to adopt and incorporate the 2006 edition of the Utah Wildland Urban Interface Code to be compliant with HB48.

The Fire Department is proposing an amendment to the Wildland Urban Interface Map (WUI) attached as Exhibit A. This amendment will change where the WUI code will be applied. This map will be reviewed and, if needed, revised every 3 years.

The Fire Department is also proposing an amendment to Title 9, Chapter 9.64, Section 9.64.150 Prohibition of Discharging Fireworks of the Layton Municipal Code, which would restrict fireworks totally in areas designated as the WUI. This amendment will ensure compliance with the 2006 Utah Wildland Urban Interface Code. A copy of the Fireworks Restriction Map is attached as Exhibit B.

Alternatives:

Alternatives are to: 1) Adopt Ordinance 25-26 Amending Title 16, Chapter 16.10 Section 16.10.010 The 2006 Edition of the Utah Wildland-Urban Interface Code, including Appendix A – General Requirements, B – Vegetation Management Plan, C – Fire Hazard Severity Form; and Title 9, Chapter 9.64, Section 9.64.150 Prohibition of Discharging Fireworks of the Layton Municipal Code and; or 2) Adopt Ordinance 25-26 with any amendments the Council deems appropriate; or 3) Not adopt Ordinance 25-26 and remand to Staff with directions.

Recommendation:

Staff recommends the Council adopt Ordinance 25-26 Amending Title 16, Chapter 16.10 Section 16.10.010 The 2006 Edition of the Utah Wildland-Urban Interface Code, including Appendix A – General Requirements, B – Vegetation Management Plan, C – Fire Hazard Severity Form; and Title 9, Chapter 9.64, Section 9.64.150 Prohibition of Discharging Fireworks of the Layton Municipal Code and authorize the Mayor to sign the necessary documents.

**LAYTON CITY COUNCIL MEETING
AGENDA ITEM COVER SHEET**

Item Number: 5.

Subject:

Annexation and Rezone Request with Development Agreement – Stevenson Fields Subdivision – R-S (Residential Suburban) and Unincorporated Area to R-1-10 PRUD (Single-Family, Planned Residential Unit Development) – Ordinance 25-11 and Ordinance 25-12 – Approximately 2073 West Gentile Street

Background:

The applicant, Shaun Athey with Destination Homes is seeking approval for a rezone request to R-1-10 PRUD to develop the subject properties as a planned residential neighborhood. The total area proposed for the rezone consists of 75.66 acres, 58.297 acres of which is unincorporated and is required to be annexed for development to occur. The proposed development area is approximately 68.42 acres. The subject property is located at the southeast corner of Gentile Street and 2200 West. Properties located to the north along Gentile Street are zoned R-S (Residential Suburban). Properties located to the west and south are zoned A (Agriculture), R-S, and R-1-10 (Single-Family Residential). Properties to the east are unincorporated. The annexation petition of the unincorporated area was accepted by the Council on May 1, 2025 and certified by the Council on May 15, 2025.

Layton City owns 7.24 acres of land adjacent to the development area that is used for, and will continue to be used as a regional storm water detention basin. State Code requires that the annexation process not create unincorporated islands. As such, 5.47 acres of the City-owned property that is unincorporated will also need to be annexed into the City. Therefore the 7.24 acres of City-owned property is included in the total area of 75.66 acres. The remaining incorporated area of the detention basin located next to 2200 West is zoned R-S. The rezone request includes the City-owned properties for the purpose to match the zoning with the adjacent properties. Those properties are not a part of the development and alternatively could be zoned A, which would also align with the annexation policy of the City.

The General Plan designates this area as Low Density Residential with the Neighborhood Agricultural Heritage Overlay. The rezone request of R-1-10 PRUD is consistent with the direction of the General Plan. A PRUD is a master planned, architecturally-designed, development in which the regulations of the underlying zone may be modified to allow flexibility and be innovative in site and building design. Modifications of the underlying zoning regulations may only be approved upon execution of a development agreement.

The purpose of the annexation and rezone petition is to subdivide and develop the property in accordance with the development standards of the R-1-10 PRUD zoning and standards included within a development agreement. The proposed subdivision will include a total of 335 homes at a density of 4.89 units per acre as permitted through the use of the PRUD overlay. The residential unit mix includes: 92 single-family front-loaded lots, 170 single-family alley-loaded lots, and 73 townhome lots.

Alternatives:

Alternatives to the First Motion are: 1) Adopt Ordinance 25-11, approving the annexation of approximately 58.428 located at approximately 2073 West Gentile Street based on consistency with the Annexation Plan; or 2) Not adopt Ordinance 25-11, denying the annexation request of approximately 58.428 located at approximately 2073 West Gentile Street.

Alternatives to the Second Motion are: 1) Adopt Ordinance 25-12, approving the rezone request of approximately 75.66 acres located at approximately 2073 West Gentile Street from R-S (Residential Suburban) and unincorporated area to R-1-10 PRUD (Single-Family Residential, Planned Residential Unit Development) with a Development Agreement; or 2) Not adopt Ordinance 25-12, denying the rezone request with a Development Agreement.

Recommendation:

On November 25, 2025, the Planning Commission forwarded a recommendation of approval to the City Council

for the rezone request of approximately 75.66 acres located at approximately 2073 West Gentile Street from R-S (Residential Suburban) and Unincorporated Area to R-1-10 PRUD (Single-Family Residential, Planned Residential Unit Development) with a Development Agreement.

Staff supports the Planning Commission's recommendation, and also recommends the City Council adopt Ordinances 25-11 and 25-12 approving the annexation and rezone request with a Development Agreement as requested. This recommendation is based on compliance with the City's Annexation Policy, General Plan, City Code, and Development Guidelines and Design Standards (Public Works/Engineering Standards).

ADDITIONAL

PACKET

ATTACHMENTS

Together, We Made a Difference

2025 Layton Communities That Care (CTC)
Coalition Year in Review



Who is Layton CTC?

Mission: We are committed to preventing substance use and improving mental health for our youth by reducing risk factors and increasing protective factors through evidence-based programs and strategies, while providing access to prevention tools and resources to all community members.

Vision: We are a welcoming community that empowers youth and families by providing opportunities to build skills in order to become healthy, self-reliant, compassionate, future citizens and leaders.

- Parents
- Educators
- First Responders
- Healthcare
- Public Health
- Grandparents
- Neighbors
- Social Workers
- City Council
- Religious Leaders
- and so much more



2025 Highlights

- Learning
- Serving
- Educating
- Partnerships
- Looking to the Future



Learning

Layton CTC members invest time in learning together—exploring best practices, staying current with emerging policies & research, and discovering new ways to better serve kids in our community.



Bryce Canyon Prevention Summit

- “Aim to be 1% better everyday” - Braxton Nielsen
- Positive Adult Experiences - joy and connection matter for grown-ups too!
- “Take invisible vulnerabilities and make them blatantly obvious to everybody” through compassion, visibility & action - Carlton Hall



Listening to our community

- Key informant interviews with staff from
 - Layton HS
 - Northridge HS
 - Mountain View Elm
 - Lincoln Elm
 - South Weber Elm!!
- Feedback from community partners
 - HeadStart
 - Open Doors
 - Davis County Health Department
- Surveyed DBH's school-based therapists about what themes they're seeing with the kids/families they work with



Tour of the Teen Living Center

- What is it like to live there
- What are some of the experiences youth come in with
- What they want the community to know



Prevention Week

- Brain Development
- Screen time
- Social harms
- Developing relationships & resilience

COMMUNITIES THAT CARE:
PREVENTION WEEK

6 OCT	FAMILY DINNER NIGHT JOIN US FOR A FREE FAMILY DINNER NIGHT WITH A SPEAKER, MAGICIAN, GAMES, RAFFLE AND COMMUNITY RESOURCES
7 OCT	PARENT & EDUCATOR WORKSHOP KEYNOTE SPEAKER: KRISTY KANE ON BRAIN DEVELOPMENT & SCREEN TIME
8 OCT	MENTAL HEALTH & RESILIENCE WORKSHOP DEVELOPING RELATIONSHIPS AND RESILIENCE FOR MENTAL HEALTH AND SUICIDE PREVENTION

SCAN TO JOIN INVITE LIST

* Certificate of completion for CHES II submission available, CEU CREDIT, and DSD training hours (non-lane change) available
Lunch provided

Brought to you by:

Prevention Week - Family Dinner Night





Serving

Layton CTC members joined Layton City for a 9/11 Day of Service project. Coalition members helped plant new flowers at the Vietnam Veteran Wall in Layton Commons Park.

Educating

- 5 classes
- 10 workshops
- Total of 285 individuals served in classes / workshops

PREVENTION
CLASS COMPARISON CHART
dbh.utah.org/prevention

Scan me!

MINDFULNESS-BASED STRESS REDUCTION For adults. 2.5 hours for 8 weeks plus an all day Saturday retreat. No childcare. In person only. YOU WILL LEARN TO • Be more mindful • Reduce stress • Regulate emotions • Reduce anxiety • Manage depressive symptoms • Manage chronic pain • Cultivate resilience • Enhance well-being	EMOTION COACHING For parents. 1.5 hours for 4 weeks. Online only. YOU WILL LEARN TO • Become emotionally responsive • Recognize emotions • Manage anger • Handle triggers • Reduce conflict • Improve behavior • Set limits • Problem solve	LEARNING TO BREATHE For adults. 1 hour for 6 weeks. No childcare. In person only. YOU WILL LEARN TO • Regulate emotions • Be more mindful • Make better choices • Handle stress • Manage anxiety • Deal with depression • Be kind to yourself & others • Develop healthy habits of mind	EVERYDAY STRONG For parents/adults. 1.5 hour weekly. No childcare. Online or in person. YOU WILL LEARN TO • Create safety • Strengthen connection • Build confidence • Nurture youth • Build resilience • Improve behavior	NURTURING HEALTHY RELATIONSHIPS For adults. 1.5 hour weekly. No childcare. In person only. YOU WILL LEARN TO • Create opportunities of engagement • Nurture skills • Reward effort & achievement • Communicate standards • Build confidence • Strengthen connection	CIRCLE OF SECURITY PARENTING For parents of young kids. 2 hours for 8 weeks. \$25 weekly raffle. Dinner & childcare provided (ages 1-12). YOU WILL LEARN TO • Feel less overwhelmed • Regulate emotions • Understand children • Set boundaries • Create safety • Strengthen healthy attachment • Develop stronger relationships	STRENGTHENING FAMILIES For parents & youth 10-14. 2.5 hours for 7 weeks. \$25 weekly raffle. \$50 graduation gift. Dinner & childcare provided (ages 1-9). PARENTS WILL LEARN TO • Communicate well • Understand teens • Connect as a family • Set boundaries • Create family rules • Handle family conflict • Handle peer pressure YOUTH WILL LEARN TO • Understand parent perspective • Refuse peer pressure • Listen and play • Cope during stressful situations
EVERYMAN SUPPORT GROUP For adult men. 7 - 8:30pm every 1st & 3rd Thursday at Live Strong House. In person only. Harness the power of your emotions and deepen your connection to yourself. We provide a framework to help you tap into the great man already within you and a space where you can figure things out.	SUICIDE LOSS GRIEF SUPPORT GROUP For adults. 2 hours every 2nd & 4th Monday. In person. A safe place where you can grieve the loss created by suicide. We understand that grief is a natural reaction to death and each individual has a natural capacity to heal from loss.					

All DBH prevention programs are evidence-based or research informed and are free to Davis County residents.

* Programs supported by the Davis County Communities That Care (CTC) Coalitions and available in Spanish. To learn more about CTC's visit, dbh.utah.org/ctc.

YOU are welcome here!

Strengthening Families- English Class

Adult Participants

- 42% increase in conflict resolution skills
- 15% increase in family bonding

“To have family meetings and to cool down before confronting my youth with misbehavior”

Youth

- 5% increase in conflict resolution skills
- 10% increase in individual skills

“How to handle peer pressure. This program taught me the steps I can use when someone is pressuring me to do something that I know we shouldn't do.”



Strengthening Families For Parents & Youth 10 - 14

"Peer pressure is one of the most valuable things I learned because I have had peer pressure before and never noticed it and didn't deal very well with it but now I can recognize and deal with peer pressure." SFP Youth

- Build stronger relationships in the family
- Improve your relationship with your kids
- Listen more and yell less
- Youth learn skills on how to deal with stress and peer pressure

FREE DINNER and **CHILDCARE** available for kids 1 - 9 years old.

Thursday Sept. 18 - Nov. 6
No Class October 16th
6:00 - 8:30 pm

Mountain View Elementary
2025 E 3100 N
Layton

6:00 | Family dinner
6:30 | Parent and Youth class
7:30 | Family activity

Week 1: Using Love and Limits
Week 2: Making House Rules
Week 3: Encouraging Good Behavior
Week 4: Using Consequences
Week 5: Listening & Communication Skills
Week 6: Handling Stress & Peer Pressure
Week 7: Using Community Resources

Scan code to register or visit dbh.utah.gov/prevention

For questions and/or to request ADA accommodations contact Jennifer Meyer, 385-332-6682 jenniferm@dbh.utah.gov

GRADUATION GIFT valued at **\$50**

It is expected that families attend all 7 sessions of the program.

Distributions of these materials is in no way an endorsement of services, activities, and/or products by the Davis School District.

DAVIS SCHOOL DISTRICT

Strengthening Families - Spanish Class

Adult Participants

- 74% increase in conflict resolution skills
- 40% increase in family bonding

“To be able to communicate and have a little patience to improve the relationship at home.”

Youth

- *Participants* 13% increase in conflict resolution skills
- 18% increase in individual skills

“Respect in the family. Knowing how to say no when they tell us to do something bad. Appreciate what my mother does for me.”

Fortaleciendo Familias Para padres y jóvenes de 10 a 14 años

"Que ser padre o madre no es fácil, pero que existen muchos recursos y que lo principal que existen personas por ayudarnos a ser mejores padres muchas gracias a todos los que se toman su tiempo para ayudarnos." Padre SFP

- Construir relaciones más fuertes en la familia
- Mejora su relación con sus hijos
- Escuche más y grite menos
- Los jóvenes aprenden habilidades sobre cómo manejar el estrés y la presión de compañeros y como entender a los padres mejor

CENA y GUARDERIA GRATIS para niños de 1 a 9 años y una **RIFA SEMANAL** para los padres y jóvenes que asisten.

LOS JUEVES 11 de Sept. - 6 de Nov.
No habrá clases el 16 Oct.
6:00 - 8:30 pm

Lincoln Elementary
591 W. Antelope Dr.
Layton, UT

6:00 | Cena familiar
6:30 | Clase de padres y jóvenes
7:30 | Actividad familiar

Sesión 1: Usando el Amor y los Límites
Sesión 2: Hacer reglas de la casa
Sesión 3: Fomentar el buen comportamiento
Sesión 4: Usando Consecuencias
Sesión 5: Habilidades de Escuchar y Comunicación
Sesión 6: Manejar el estrés y presión de compañeros
Sesión 7: Uso de los recursos de la comunidad

Las familias que asistan mínimo a 5 de las 7 sesiones recibirán un **REGALO DE GRADUACIÓN** valorado en **\$50**

Para registrarse o preguntas llame a Rosa Garcia, 385-260-3075 escanee la barra arriba

Al registrarse, se espera que las familias asistan a las 7 sesiones del programa.

Circle of Security Parenting

English Class

- 41% decrease in feelings of high stress about parenting

“ I liked the opportunity to think further about the way I parent, and think about parenting. It was really helpful to take this class with my spouse so we could have shared language about our parenting techniques. ”

Spanish Class

- 38% decrease in feelings of high stress about parenting

“ Being able to identify parenting factors I hadn't seen before and being able to implement them in our home. I really liked that it was a class where we could speak without being judged and were listened to. ”

Circle of Security Parenting

The experience was amazing. It gave me tools that I didn't even know were available to help build a better relationship with each of my children.
- COSP Participant

Support and strengthen your parent-child relationships. This video based curriculum primarily focuses on kids between 4 months and 6 years old but we welcome parents/caregivers with kids of all ages to attend.

- Learn to read your child's emotional needs
- Support your child's ability to successfully manage emotions
- Enhance the development of your child's self-esteem
- Trust your innate wisdom and desire for your child to be secure
- Increase your capacity to regulate stressful emotional states (your own and your child's)

Wednesdays

Oct. 22- Dec.17 | 7:00 - 8:30 pm
No Class November 26th

Online

Week 1: Rated G for Good Enough Parenting
Week 2: Exploring our children's needs
Week 3: "Being With" on the Circle
Week 4: "Being With Infants" on the Circle
Week 5: The Path to Security
Week 6: Exploring our Struggles
Week 7: Rupture and Repair
Week 8: Summary and Celebration

[Scan code to register or visit dbhutah.org/prevention](#)

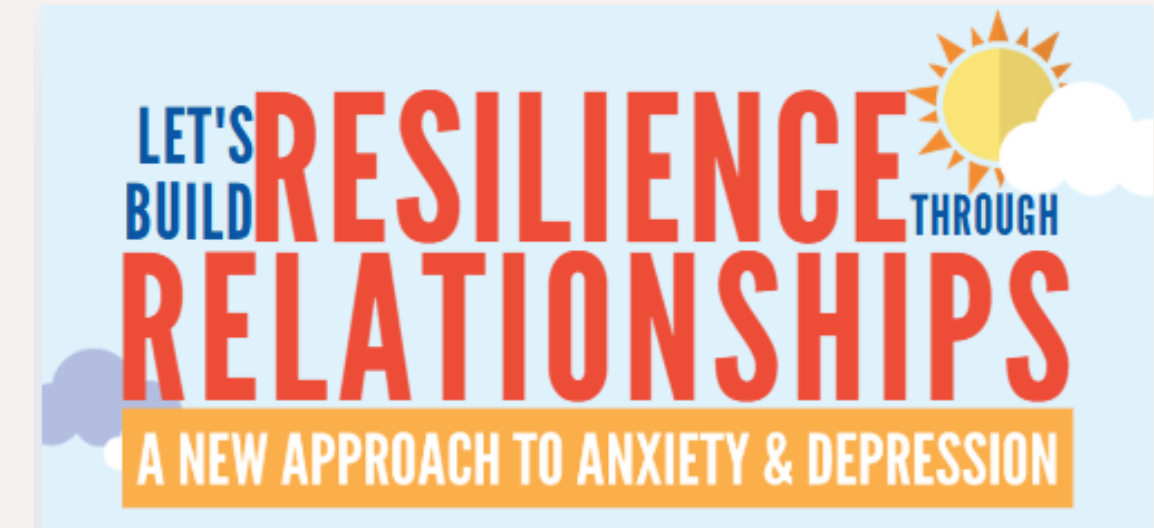
For questions and/or to request ADA accommodations, contact Jennifer Meyer, JenniferM@dbhutah.org, 365-332-6682

By registering, it is expected that parents/caregivers attend all 8 sessions of the program. Participants receive a certification of completion by attending at least 6 out of the 8 sessions. Distribution of these materials is in no way an endorsement of services, activities, and/or products by the Davis School District.



Workshops

- 2 Everyday Strong
- 8 Nurturing Healthy Relationships



Partnerships

We can't do the work we do without great community partnerships



Davis School District



Community Schools

- 755 students from 14 Title I elementary schools registered (County wide).
- Focused on literacy, STEM, Character & life skills, field trips/site selected learning activities

“The impact summer camp has had on my family is knowing that my children are cared for when I can’t be there. It helped our family be able to work and be home with them in the afternoon and nights . Our family would not be able to function and work a normal job with out the safe space that summer camp provides. [It] ensured my child got meals, and helped keep a schedule for the kids.”

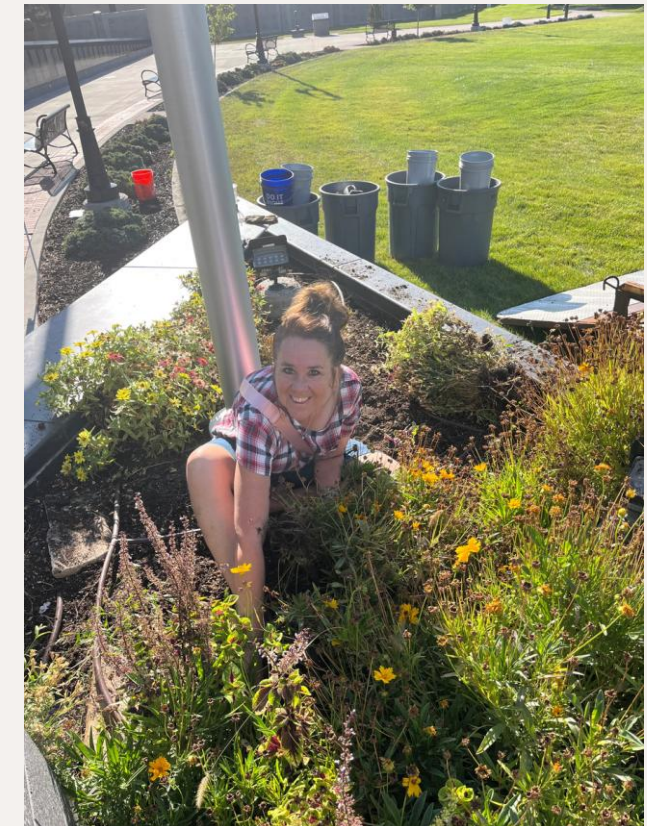


myHometown Layton

- Attended the opening night of the community resource center
- Taught both workshops in English & Spanish during their first semester open



Layton City Day of Service



Layton Hills Mall

Go Games and the Layton Aquarium donated games, coupons, and free admission passes to families who graduated our Strengthening Families Classes. These bonding baskets provide participants ways to bond and practice the skills learned in the class.



Looking to the Future

- 2025 SHARP results + updating Logic Model and Action Plans
 - Launching a county wide parent survey
- Brain Science Campaign Launch
- Continue to build/strengthen partnerships and have more people join the CTC
- More learning, serving, educating, and helping make our community be 1% better everyday





Join us!

Social Media

@laytoncommunitiesthatcare

Website

dbhutah.org/ctc

E-mail

tiffanyl@dbhutah.org

Scan to sign up for
our Quarterly
Newsletter



thank you

*Thank you for being a valued
part of our community.
Together, we are making an
impact!*



Layton CWS/CWPP Overview

Layton City participates in the Cooperative Wildfire System. The City's CWS/CWPP is managed by the Deputy Fire Marshal.

As a participating entity in CWS Layton City is responsible for the following:

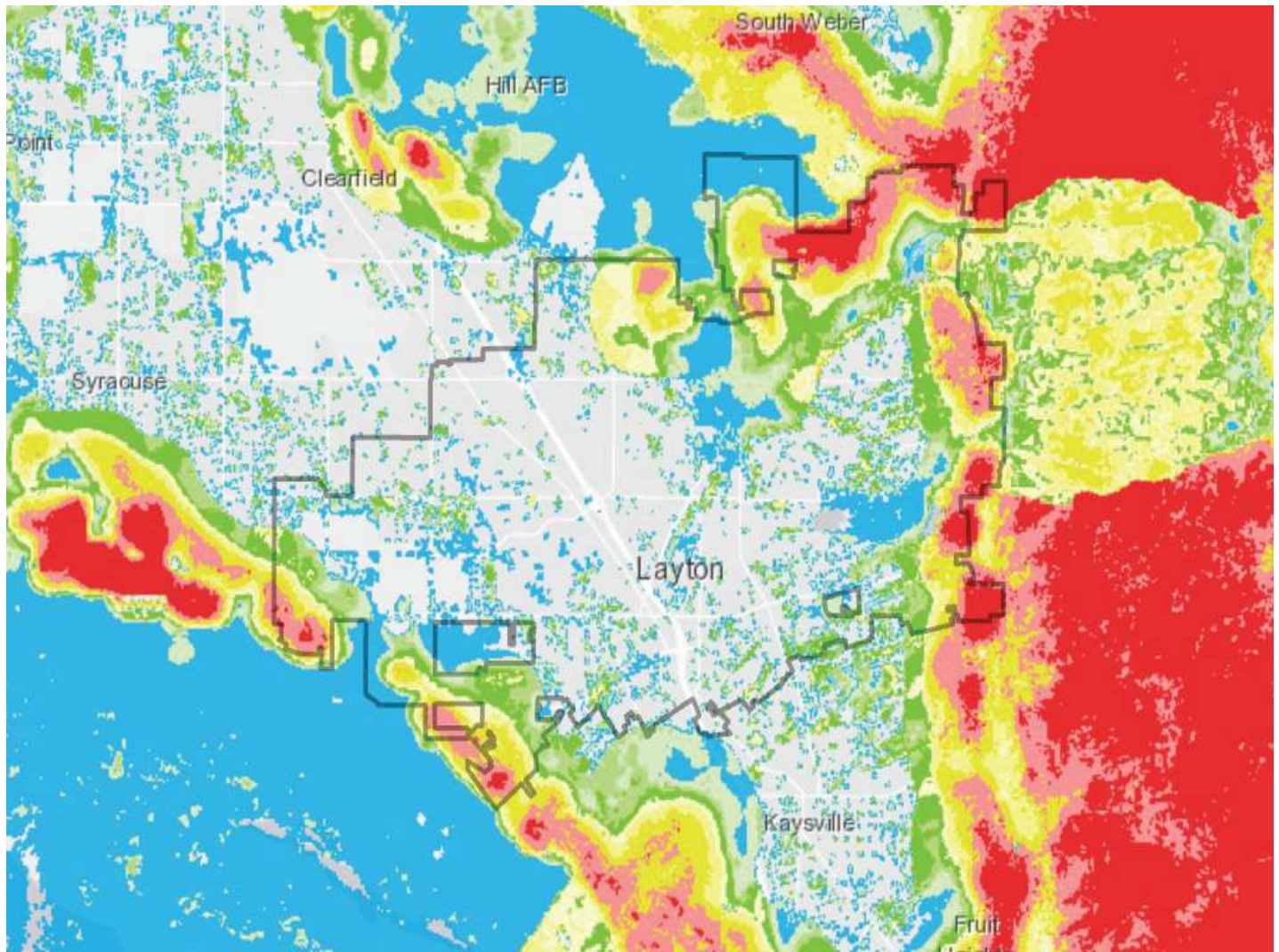
PE RESPONSIBILITIES:

- **Have primary responsibility for Initial Attack ("IA")**
- **Implement a Community Wildfire Preparedness Plan ("CWPP")**
- **Complete the Annual Participation Commitment ("PC") Statement**
- **Fulfill the participation commitment**
- **Document and report PC actions to FFSL**
- **Ensure wildland firefighters are trained at least to minimum standards**
- **Ensure wildland equipment meets NWCG requirements**
- **Initiate cost recovery actions when appropriate**
- **Adopt and enforce the WUI code**
- **Have a county fire warden (counties only)**

- Layton City has trained firefighters and equipment to respond as initial attack.
- Layton City has a current Community Wildfire Preparedness Plan (CWPP). Essentially, this document is our plan on how we will address the risks of wildfire to wildland urban interface areas. This was updated in November 2025. Layton City's CWPP is available on request.
- Layton City is provided with an Annual Participation Commitment Statement. In 2025, our total Participation Commitment owed was \$7,688 dollars. Layton City accounted for and reported \$28,905 dollars of commitment. This was spread through mitigation, prevention, and preparedness activities. The large majority of reported funds were captured through day to day Fire Department functions. Report is attached.
- Layton City Municipal Code 16.04.080 allows the city to initiate cost recovery from any person whose conduct was at a minimum grossly negligent and resulted in a fire to which the city and/or assisting agencies responded.
- Layton City had previously adopted the 2006 Edition of the International Wildland Urban Interface Code. We are requesting the 2006 Edition of the Utah Wildland Urban Interface Code be adopted.
- Layton City has previously outlined a WUI map. We have prepared a revised map for the Council's Review. This map is only where the WUI code will be applied. It is not the map the

State or County will use for assessing fees to high risk areas. This map was created by the Fire Department using data in the Utah Wildfire Risk Assessment Portal, area familiarization, and experience of the Fire Department.

Additional information from the UFFSL is provided below for reference.



Commitment Summary

Participation Commitment:	No Commitment
Projected Commitment:	\$28,905.17
Confirmed Commitment:	\$28,905.17
Total Approved Actions:	9

Actions by Category



Wildfire Mitigation

43

Acres Treated



Wildfire Preparedness

4

Actions Taken



Wildfire Prevention

3

Actions Taken



Understanding WUI Zone vs. Forestry, Fire and State Lands's High-Risk WUI Boundary

1. What is a Wildland-urban Interface (WUI) Zone?¹

WUI Zone is defined in Utah code as: The line, area or zone where structures or other human development (including critical infrastructure that if destroyed would result in hardship to communities) meet or intermingle with undeveloped wildland or vegetative fuel.

Declaring WUI Zones is required by the Utah WUI Code in Chapter 3. This is where the WUI Code is applicable and enforceable by Authority Having Jurisdiction (AHJ). Typically designed by the local agency and determined by analyzing findings of fact like distance to wildlands, presence and density of flammable vegetation, weather, slope, road access, density of structures etc.-

- Forestry, Fire and State Land (FFSL) recommendations for developing your WUI Zone
 - Review risk levels and map layers in the "Themes" section of Utah's Wildfire Risk Assessment Portal (UWRAP)
 - Theme layers include: Wildfire Hazard Potential, Risk to Drinking Watershed and Population, Burn Probability, Damage Potential, Structure Exposure Score (SES), Conditional Risk to Potential Structures, and Risk to Potential Structures
 - UWRAP Structure Exposure Score (SES) theme layer where the SES is categorized as 5 or higher is recommended to reference when determining a WUI Zone.
 - SES score takes into account burn probability, damage potential and includes ember loading.

2. What is FFSL's High-Risk WUI Boundary?

The Division of Forestry, Fire & State Land's (FFSL) high-risk WUI boundary specifically identifies WUI areas that present an elevated risk of wildfire. This high-risk boundary is a more refined assessment and is determined by:

- Areas where there is an SES of 7+ combined with structure density and refined by local subject matter experts, as determined by the division.

Identifying the high-risk WUI boundary is required of the division by 2025's House Bill 48. Properties with structures within the high-risk WUI boundary will be assessed an annual fee and encouraged to have a certified WUI lot assessment. These assessments identify ways in which the property owner can reduce their wildfire risk through improving their defensible space and ignition resistant construction.

3. Why are these distinctions important?

- A WUI zone is created by the AHJ where the WUI Code is applicable and enforceable.
- The High-Risk WUI boundary is created by the state, determining where properties with structures will be classified and assessed a fee.

¹AHJ's have their own criteria and methodologies for defining their WUI Zones, which can lead to variations in mapping.



Key Differences

	WUI Zone	High-Risk WUI Boundary
Owner	Authority Having Jurisdiction (AHJ), i.e. Counties & Municipalities	Utah DNR, Division of Forestry, Fire and State Lands (FFSL)
Purpose	WUI code applies and is enforceable within this zone. Enforcement of building standards found in the currently adopted Utah Wildland Urban Interface Code.	High-Risk WUI property classifications and fee applies. - Properties with structures will be assessed a state fee. - Lot assessments will provide property owner education on their individual wildfire risk and classification level. - Insurance companies are required to utilize this boundary to identify high-risk WUI.
Criteria for Zone/Boundary Line	Determined by the local AHJ. Collaborate with FFSL, who recommends SES 5+ as a starting point.	Determined by FFSL using wildfire risk layer themes including, but not limited to, SES 7+ and Structure Density and refined by local subject matter experts.
Impact to Property Owner	New construction will comply with all the requirements in the Utah WUI Code. Existing construction will comply with the defensible space requirements in the Utah WUI Code.	Property owners will be assessed a fee based on the square footage of taxable structures on their property. Fees may be adjusted according to the classification level assigned.
Impact to AHJ	County: Must determine WUI Zone, adopt and enforce the Utah WUI Code. Municipality: Must determine WUI Zone, adopt and enforce the Utah WUI Code. Fire Departments: May assist in determination of WUI Zone.	County: Collect fees. They may retain a portion of the fees needed to cover their implementation costs. AHJ: May assist FFSL with lot assessments.

*WUI - Wildland-urban Interface, SES - Structure Exposure Score.

CWPP (Community Wildfire Protection Plan)

What it is

- A collaboratively developed planning document designed to help a community at risk from wildfire assess its hazard, prioritize mitigation treatments (e.g., fuel reduction, home hardening), and set out implementation steps.
- It is anchored in federal law: the Healthy Forests Restoration Act (HFRA) (2003) authorizes and gives incentives for CWPPs.
- Typical components include: a mapped planning area (often a WUI or at-risk zone), risk assessment (fuels, infrastructure, exposure), prioritized fuel-treatment projects, recommended structural ignitability measures (defensible space, home hardening), and implementation roles/assignments.
- It is not inherently regulatory (unless adopted by ordinance) — rather it functions as a strategic planning tool and often as a gateway to funding (grants) for mitigation and fuel-treatment.

Key attributes

- **Collaboration** is required: local government, local fire department(s), and state forestry/land management agency must be included and sign off.
- **Prioritization of hazardous fuels:** identifying where treatments are needed and recommending methods.
- **Structural ignitability reduction:** recommending defensible space, home hardening, etc.
- **Flexible scale:** can be small (HOA, subdivision) or large (county-wide).
- **Updates expected:** living document, revisited as conditions change.

Why it matters for your fire department/municipality

- A CWPP helps align local wildfire risk-reduction planning (fuels projects, defensible space programs) with community values and stakeholder consensus.
 - It strengthens eligibility for certain federal and state funds (because having a CWPP is often a prerequisite or gives competitive advantage).
 - It provides an integration point with other planning (land-use, building code, WUI code, etc) so your department can reference it when designing hazard-reduction/preparedness programs.
 - In Utah specifically: the Utah Division of Forestry, Fire & State Lands (FFSL) notes that communities participating in the CWS must have an “active CWPP” which they draw from for preparedness, prevention and mitigation actions.
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CWS (Cooperative Wildfire System)

What it is

- In the Utah context, the Cooperative Wildfire System (CWS) is a framework or program that supports coordination and resource sharing among fire, forestry, and local government for wildfire prevention, mitigation, and response.
- It is less of a standalone “plan” and more of a **system or mechanism** for collaboration, cost-sharing, duty assignment, resource mobilization, and programmatic operations around the wildfire problem.
- Participation in CWS may offer incentives (for instance eligibility for state funding, support) for local governments that commit to certain standards and processes (including having a CWPP). ffsl.utah.gov

Key features

- CWS enables local governments, fire departments, and state agencies to **coordinate**, share data/tools (risk maps, fuel-treatment prioritization, training), and align implementation.
 - It is part of the **operational/administrative apparatus** of wildfire mitigation and preparedness — using plans (such as CWPPs) as foundational inputs.
 - Unlike a CWPP, which is mostly planning, the CWS might focus on **implementation, metrics, coordination of roles**, annual readiness/prevention cycles, and resource deployment.
 - For Utah, local governments participating in the CWS must have or adopt a CWPP so that the CWS is being fed by robust planning. ffsl.utah.gov
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