

# CLINTON CITY PLANNING COMMISSION AGENDA ITEM

<b>SUBJECT:</b> <b>PUBLIC HEARING - 7:10 p.m. - Ordinance No. 15-03Z</b> Review and recommendation to the City Council upon a request from KW Advisory Group, Colby Bond, representing the Martin Family Trust, for a rezone of the property located at approximately 3400 West on the north side of 1800 North, from Agricultural (A-1) to Agricultural Estates (A-E) more accurately described in the ordinance.	<b>AGENDA ITEM:</b>		
<b>PETITIONER:</b> Martin Family Trust, represented by KW Advisory Group , Colby Bond	<b>MEETING DATE:</b> February 17, 2015		
<b>ORDINANCE REFERENCES:</b> Zoning Ordinance § 28-1-3 General Plan Master Land Use Map	<b>ROLL CALL VOTE:</b> <table style="width: 100%; border: none;"> <tr> <td style="text-align: center;"><b>X YES</b></td> <td style="text-align: center;"><b>NO</b></td> </tr> </table>	<b>X YES</b>	<b>NO</b>
<b>X YES</b>	<b>NO</b>		
<b>BACKGROUND:</b> <ul style="list-style-type: none"> <li>▪ The request was received and the application matches the intended land use per the General Plan and Master Land use Map.</li> <li>▪ There is adequate infrastructure within the area for development.</li> </ul>			
<b>ALTERNATIVE ACTIONS:</b>			
<b>ATTACHMENTS:</b> Ordinance 15-03Z Map			
<b>SEPARATE DOCUMENTS:</b>			

Respectfully submitted,

Lynn Vinzant, Com. Dev. Dir.

# ORDINANCE NO. 15-03Z

## REZONE

AN ORDINANCE BASED UPON A REQUEST FROM JUNE A. AND THORA A. MARTIN FAMILY TRUST, OWNERS OF THE PROPERTY, REPRESENTED BY KW ADVISORY GROUP – COLBY BOND, TO AMEND THE ZONING MAP OF CLINTON CITY

**WHEREAS,** Clinton City has established a standard for land use and land use density through its zoning powers; and,

**WHEREAS,** The Clinton City Planning Commission has convened a public hearing and based upon established planning principles and public input forwarded a recommendation to the City Council

**NOW THEREFORE,** BE IT ORDAINED BY THE CITY COUNCIL OF CLINTON CITY, DAVIS COUNTY, STATE OF UTAH:

**BY MOTION** The Clinton City Council voted to (adopt) (reject) this petition for rezone.

### SECTION 1. Petition

Petitioner has requested the property located at approximately 3400 West 1800 North, more accurately described below, shall be rezoned from Agricultural (A-1) to Agricultural Estates (AE) based upon the request from the stated property owner (based upon the finding stated).

### SECTION 2. Legal Description

A parcel of land located in the Northeast Quarter of Section 29, Township 5 North, Range 2 West, Salt Lake Base and Meridian, Davis County, Utah.

Beginning 50 feet North of the Southwest Corner of the Northeast Quarter of Section 29, Township 5 North, Range 2 West, Salt Lake Meridian; Thence East 949.5 Feet; Thence North 610 Feet; Thence West 619.5 Feet; Thence South 45°32' West 464.2 Feet; Thence South 289.7 Feet to the point of Beginning.

14-030-0020

Parcel contains 12.542 acres

### SECTION 3. Map

A map is attached to the ordinance by reference, however if a discrepancy exists between the map and legal description the legal description takes precedence.

### SECTION 4. Planning Commission Action

Reviewed in a public hearing the 17<sup>th</sup> day of February 2015, by the Clinton City Planning Commission and recommended for approval through a motion passed by a majority of the members of the Commission based upon the following findings.

**For Favorable Action (Adoption):**

- General Plan, Compliance
- City Utilities, Compatible

January 29, 2015  
NOTICE PUBLISHED

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DAVE COOMBS  
CHAIRMAN

**SECTION 5.** Severability. in the event that any provision of this Chapter is declared invalid for any reason, the remaining provisions shall remain in effect.

**SECTION 6.** Effective date. This ordinance shall be recorded and become effective upon the date of posting indicated below.

PASSED AND ORDERED RECORDED AND POSTED by the Council of Clinton City, Utah, this 24<sup>th</sup> day of February, 2014.

January 29, 2015  
NOTICE PUBLISHED

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L. MITCH ADAMS  
MAYOR

ATTEST:

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DENNIS W. CLUFF  
CITY RECORDER

Posted: \_\_\_\_\_

- Rezone Request
- Ordinance No. 15-03Z
- PC February 17, 2015
- CC February 24, 2015
- Requested
- A-1 to AE

