



Memorandum

To: Town Council
From: Thomas Dansie, Town Manager
Date: June 5, 2026
Re: Ordinance 2026-13: Wildland Urban Interface Code

Executive Summary

The Utah State Legislature has mandated that the Town adopt the Wildland Urban Interface (WUI) code (see UCA 65A-8-203(9)). The Town has prepared for the past several months to adopt the WUI Code. The Planning Commission has discussed the WUI Code, impacts of its adoption, and strategies related to adoption of the WUI Code. The Town has hosted public information sessions to help educate community members about the WUI Code and its impacts. In partnership with the Hurricane Valley Fire Special Service District the Town has analyzed wildfire risk severity in neighborhoods throughout the Town. Based on all this preparation the Town is now in a position to adopt the WUI Code and associated WUI Zone boundary.

Wildland Urban Interface Code

The State currently mandates the Town adopt the Utah 2006 WUI Code as the official WUI Code. However, on January 1, 2027 that mandate will change and the Town will be required to adopt the [2024 International WUI Code](#). The 2006 Utah WUI Code and the 2024 International WUI Code are very similar. The latter has been updated and revised to reflect current building standards and practices. However, for most practical applications the two codes are the same.

Rather than adopt the 2006 Utah WUI Code now, then adopt the 2024 International WUI Code in January, staff recommends revising the Town Code to simply reference the version of the WUI Code adopted in State Code. By doing so the Town Code will always be consistent with the State mandated version of the Fire Code. We will not need to change our code each time the State updates the State adopted WUI Code. The Town already uses this practice to adopt the State building code (see [section 9-1-3](#) of the Town Code).

The WUI Code requires the Town to identify the boundaries of the WUI Zone. All areas of the Town in the WUI Zone boundary will be subject to the WUI Code requirements. Staff has developed a proposed WUI Zone boundary map. Staff used the following resources to develop the map:

- Online [GIS mapping tool](#) developed by Utah Forestry, Fire, and State Lands that rates properties according to a number of wildfire risk metrics.
- Analysis of high resolution aerial photography.
- On-the-ground reconnaissance with representatives from Hurricane Valley Fire Special Services District to identify site specific conditions.

The proposed WUI Zone map is attached to the proposed ordinance. It is also available to view on [Google Maps through this link](#).

Council Action

To comply with mandate from the Utah State Legislature, and to mitigate wildfire risk in the community, the Town Council should approve Ordinance 2026-13. This ordinance adopts the State WUI Code by reference (the 2006 Utah WUI Code through 12/31/26, and the 2024 International WUI Code effective 1/1/27). The ordinance also adopts the Town of Springdale WUI Zone boundary.



ORDINANCE 2026-13

ADOPTION OF THE WILDLAND URBAN INTERFACE CODE AND ESTABLISHMENT OF A WILDLAND URBAN INTERFACE ZONE FOR THE TOWN OF SPRINGDALE

Whereas, the threat of wildfire is increasing in the United States, particularly in arid climate areas in the western United States such as southwestern Utah; and

Whereas, the Town of Springdale is at elevated risk of wildfire due to the following factors:

1. The Town's geographical setting in a steep walled canyon which encourages canyon winds and complicates wildfire response,
2. Vegetation in the foothill areas which consists of highly flammable native species (such as Utah juniper) and easily combustible invasive species (such as cheatgrass),
3. Hot and dry summers with limited and sporadic rainfall, but frequent dry lightning; and

Whereas, the Springdale Town Council desires to protect the community from the devastating impacts of wildfires, which include threats to life and health, property damage, economic impacts, and impacts on the health of the natural environment; and

Whereas, the Utah State Legislature has mandated all communities in Utah adopt the Wildland Urban Interface Code (WUI Code) and establish a Wildland Urban Interface Zone (WUI Zone) in which the requirements of the WUI Code will be enforced; and

Whereas, the Town, in collaboration with the Hurricane Valley Fire Special Service District, has produced a map establishing the boundaries of the WUI Zone; and

Whereas, the WUI Zone map was developed using tools developed by the Utah Forestry, Fire, and State Lands which are available on the Utah Wildfire Risk Assessment Portal, analysis of high resolution aerial photography, and on the ground field reconnaissance to address site specific conditions; and

Whereas, the Town Council finds that properties in the WUI Zone as identified on the WUI Zone map are at greater risk of damage from wildfire, and therefore it is desirable for the wildfire mitigation strategies contained in the WUI Code to be applied to these properties, and doing so will reduce the overall wildfire risk in the Town;

Now therefore, be it **ORDAINED** by the Springdale Town Council that Section 9-7-1 of the Town Code is amended to read as follows:

9-7-1: - FIRE CODES ADOPTED:

- A. The Town adopts the "State Fire Code", as that term is defined under U.C.A. § 53-7-102(5), which may be amended from time to time. The Hurricane Valley Fire Special Service District (the "district") is authorized to provide fire protection services in the Town in accordance with the State Fire Code.
- B. The Town adopts the wildland urban interface code as identified in U.C.A. §15A-2-103(2), as modified by U.C.A. §15A-3-1101, and which may be amended from time to time. The Director of Community Development and Building Official, and their designees, are authorized to enforce the provisions of the wildland urban interface code. The provisions of the wildland urban interface code shall apply to all properties in the wildland urban interface (WUI) zone as shown on the WUI zone map maintained in the Town's Community Development Department.

ADOPTED by the Springdale Town Council this 10th day of June 2026.

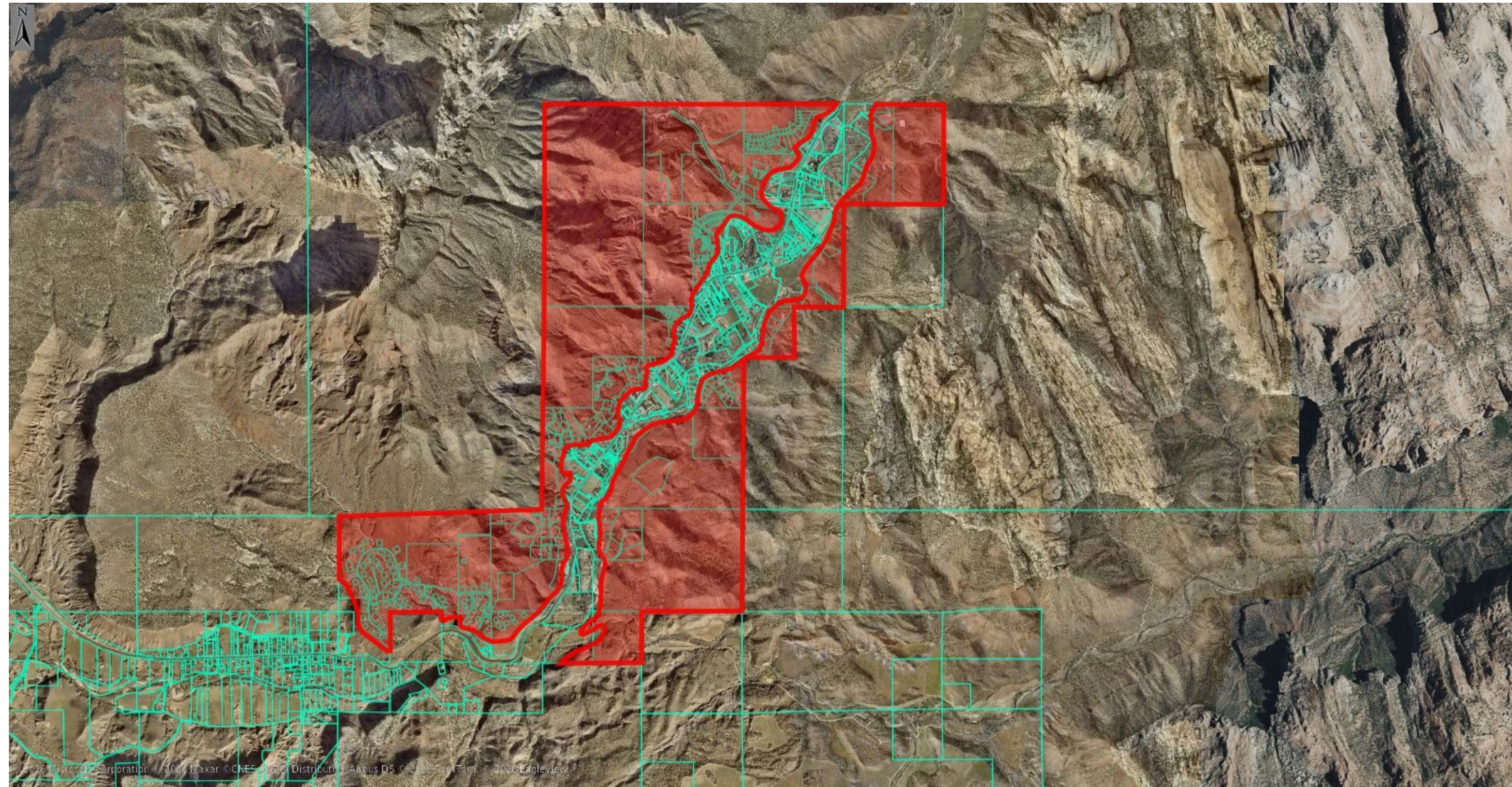
Barbara Bruno, Mayor

ROLL CALL VOTE		
R. Aton	Yes	No
B. Bruno	Yes	No
J. Burns	Yes	No
P. Cambell	Yes	No
K. Topham	Yes	No

Attest:

Kyndal Sagers, Town Clerk

Town of Springdale WUI Zone Boundary



CERTIFICATE OF POSTING

I, Kyndal Sagers, acting on behalf of the Town of Springdale, hereby certify that accurate copies of Ordinance 2026-13, were posted at three places within the municipality: Springdale Town Hall, Springdale Post Office, and the Canyon Community Center on the _____ day of _____, 2026.