

ORDINANCE #26-20

AN ORDINANCE UPDATING THE C3 ZONE CONDITIONAL USES

WHEREAS, the Town of Garden City is a town duly incorporated under the general law of the State of Utah; and

WHEREAS, the Garden City Town Council is the governing body for the Town of Garden City and must administer the Garden City Municipal Code; and

WHEREAS, The Garden City Town Council is authorized to govern the health, safety and wellness of the citizens and visitors of the Town of Garden City,

NOW, THEREFORE, BE IT ORDAINED BY THE GARDEN CITY PLANNING COMMISSION AND TOWN COUNCIL THAT ORDINANCE 11C-1504 C3 ZONE BE UPDATED AS FOLLOWS:

11C-1504 C3 Zone.

A. Permitted Uses.

1. All permitted uses for C1 Commercial Zone may be applied to C3 Commercial Zone.
2. None of the permitted uses for the C2 Commercial Zone may be a permitted use in a C3 Commercial Zone but may be a conditional use.
3. Owners of C3 Zone properties may choose to use them for either single family residence or multiple family residences as long as construction complies with the setbacks and guidelines of the respective type of residency.
 - a. When C3 Zone property is used for the establishment of a business next to a residence, the business owner will be required to install a privacy fence up to 8 feet between the two properties.
 - b. When C3 Zone property is used for establishment of a residence next to an established business, the homeowner will be required to install a privacy fence, up to eight feet (8'), between the two properties.

B. Conditional Uses.

1. Farmer's & Artisan's Market
2. RV Park
3. Church
4. Storage Sheds (Can be no closer than 300' to Hwy 89, SR30 or 300 West)

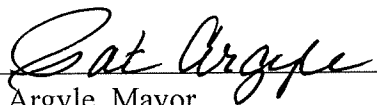
5. Stand Alone Accessory Building (Can be no closer than 300' to Hwy 89, SR30 or 300 West)
6. Commercial Parking Lots
7. Bed & Breakfast/Inn
8. Boarding House
9. Lodging House
10. **Communication towers**

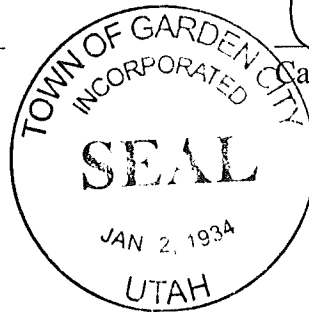
If any section, subsection, sentence, clause, phrase, or portion of this ordinance is, for any reason, held invalid or unconstitutional by any court of competent jurisdiction, such provision shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions of this ordinance.

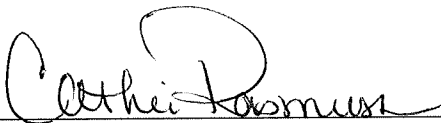
APPROVED AND ADOPTED this 9th day of July 2026.

APPROVED:

Attest:


Pat Argyle, Mayor



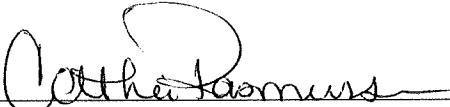

Cathie Rasmussen, Town Clerk

Voting:	Aye	Nay
Davis	☒	☐
Hansen	☒	☐
House	☒	☐
Larsen	☐	☐ absent

STATE OF UTAH)
)§
County of Rich)

I, Cathie Rasmussen, the duly appointed Clerk/Recorder of the Town of Garden City, Utah, do hereby certify that the attached and foregoing is a true and correct copy of Ordinance #26-20 passed by the Town Council of Garden City, on the 9th day of July 2026.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of said Town this 9th day of July 2026.



Town Clerk

