

ORDINANCE 2026-25

AN ORDINANCE OF THE PLEASANT VIEW CITY COUNCIL FOR THE AMENDMENT OF THE ZONING MAP OF THE CITY.

WHEREAS, Pleasant View City has been petitioned to amend its Zoning Map; and

WHEREAS, Pleasant View City finds that such a zone change is in keeping with the desires and intents of the City as stated in the General Plan; and

WHEREAS, Pleasant View City finds that such an amendment is in the best interest of the City; and

WHEREAS, Section 10-20-503 (1) and (2) of the Utah Code provides for the amendment of municipal ordinances, including zoning maps, after receiving a recommendation from the Planning Commission; and

WHEREAS, The Pleasant View City Planning Commission recommended approval.

NOW THEREFORE, Be it hereby ordained that:

SECTION ONE: The Zoning Map of Pleasant View, Utah is hereby amended by reclassifying the following described portion of the incorporated area classified A-2 (Agriculture) to RE-15 (Residential) for Weber County Parcels #19-015-0072 & 19-265-0018, located at 3880 N Hwy 89 as shown on the vicinity map in 'Exhibit A').

PROPERTY DESCRIPTION

Rezone Boundary Description.

Weber County Parcel # 19-015-0072:

PART OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE MERIDIAN: BEGINNING AT A POINT LOCATED SOUTH 2645.04 FEET AND EAST 1386.43 FEET FROM THENORTHWEST CORNER OF SAID NORTHWEST QUARTER, RUNNING THENCE NORTH 08D42'21" WEST 127.89 FEET, THENCE NORTH 45D21' EAST 70.00 FEET, THENCE NORTH 55D21'47" WEST 102.91 FEET; THENCE NORTH 43D23'40" WEST 105.74 FEET; THENCE SOUTH 49D00'29" WEST 260.00 FEET, THENCE SOUTH 15D59'32" EAST 135.42 FEET, THENCE SOUTH 07D15'50" WEST 8.45 FEET, THENCE SOUTH 07D15'50" WEST 16.13 FEET, THENCE NORTH 89D57'11" EAST 246.31 FEET TO THE POINT OF BEGINNING. (BASIS OF BEARING IS THE NORTH LINE OF SAID NORTHWEST QUARTER ASSUMED AS BEARING SOUTH 89D45'54" EAST). EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PROPERTY: PART OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT LOCATED SOUTH 2629.08 FEET AND EAST 1339.00 FEET FROM THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER, RUNNING THENCE NORTH 14D15'43" EAST 113.96 FEET, THENCE SOUTH 89D57'11" WEST 211.31 FEET, THENCE SOUTH 00D02'49" EAST 110.43 FEET, THENCE NORTH 89D57'11" EAST 183.15 FEET TO THE POINT OF BEGINNING. (BASIS OF BEARING IS THE NORTH LINE OF SAID NORTHWEST QUARTER, ASSUMED AS BEARING NORTH 89D45'54". TOGETHER WITH THE RIGHT OF WAY (BOOK 1539 PAGE 1824) AND (BOOK 1553 PAGE 1250). ALSO: PART OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE & MERIDIAN: BEGINNING AT A POINT LOCATED SOUTH 2629.08 FEET AND EAST 1339.00 FEET FROM THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER, RUNNING THENCE NORTH 14D15'43" EAST 113.96 FEET, THENCE SOUTH 89D57'11" WEST 211.31 FEET, THENCE SOUTH 00D02'49" EAST 110.43 FEET, THENCE NORTH 89D57'11" EAST 183.15 FEET TO THE POINT OF BEGINNING. (BASIS OF BEARING IS THE NORTH LINE

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OF SAID NORTHWEST QUARTER, ASSUMED AS BEARING NORTH 89° 45' 54" WEST). TOGETHER WITH THE FOLLOWING RIGHT OF WAY: A PART OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE & MERIDIAN: BEGINNING AT A POINT LOCATED SOUTH 2629.08 FEET AND EAST 1339.00 FEET FROM THE NORTHWEST CORNER OF SAID NORTHWEST QUARTER, RUNNING THENCE SOUTH 89° 57' 11" WEST 518.41 FEET TO THE EASTERLY RIGHT OF WAY LINE OF STATE HIGHWAY 89-91, THENCE SOUTH 30° 39' 08" EAST ALONG SAID EASTERLY RIGHT OF WAY LINE 18.59 FEET, THENCE NORTH 89° 57' 11" EAST 504.86 FEET, THENCE NORTH 14° 15' 43" EAST 16.51 FEET TO THE POINT OF BEGINNING (BASIS OF BEARING IS THE NORTH LINE OF SAID NORTHWESTERLY QUARTER, ASSUMED AS BEARING NORTH 89° 45' 54" WEST). TOGETHER WITH RIGHT-OF-WAY (BOOK 1539 PAGE 1824) AND (BOOK 1553 PAGE 1250).

Weber County Parcel # 19-265-0018:

ALL OF PARCEL A, HIDDEN SPRING SUBDIVISION, PLEASANT VIEW CITY WEBER COUNTY, UTAH.

SECTION TWO: This ordinance shall take effect immediately upon approval and posting.

DATED this 22nd day of September, 2026.

PLEASANT VIEW CITY, UTAH


Steve Gibson, Mayor

Attest:


Laurie Hellstrom, City Recorder

Posted this 24th day of September, 2026

This ordinance has been approved by the following vote of the Pleasant View City Council:

CM Arrington	<u>Yes</u>
CM Ferry	<u>Yes</u>
CM Marriott	<u>Yes</u>
CM Urry	<u>Yes</u>
CM Wilkinson	<u>Yes</u>



