

## ORDINANCE 2022-07

### AN ORDINANCE OF NORTH OGDEN CITY AMENDING THE ZONING ORDINANCE OF NORTH OGDEN CITY TITLE 11, CHAPTER 17, SECTIONS 3 AND 10: TO AMEND THE PARKING SETBACK AND LANDSCAPE BUFFER REQUIREMENTS FOR PARKING LOTS

**WHEREAS;** The current City ordinance relating to parking lot setback and landscape buffers is overly restrictive; and

**WHEREAS;** This amendment updates in a reasonable manner the standards relating parking lot set back and landscape buffers.

**WHEREAS;** Updating these standards will assist North Ogden to appropriately review and approve site plans without being required to meet excessive standards.

**NOW THEREFORE, BE IT ORDAINED** by the North Ogden City Council that the North Ogden City Code 11-17-3 and 11-17-10 be amended as follows:

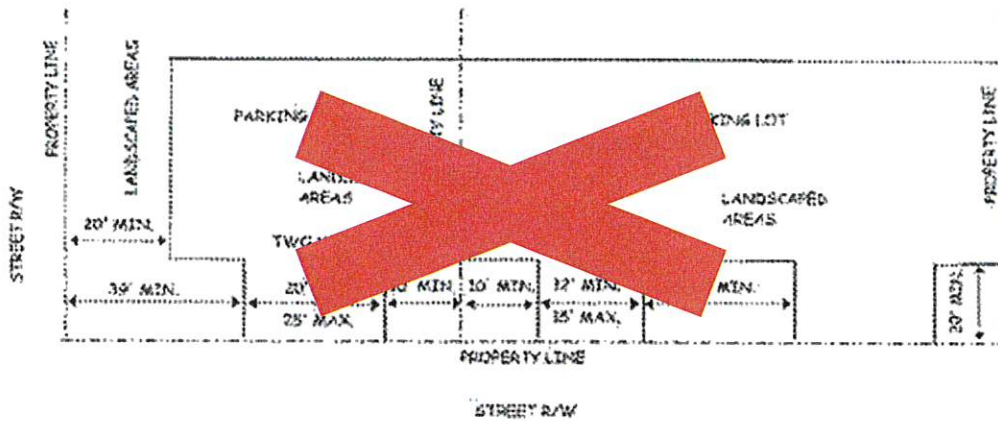
**SECTION 1:** Text to be amended.

#### **11-17-3: DESIGN AND LOCATION OF PARKING SPACES**

C. All Uses Except As Provided Above:

6. Design: All areas of the parking lot, with the exception of necessary points of ingress and egress, shall be no closer than twenty feet (20') from the front property line, along property lines that are adjacent to Washington Boulevard, or other streets noted as collectors or arterials in the North Ogden City general plan. In other areas, the location of parking lots shall be 14' behind top back of curb of the street, or 16.5' from edge of the asphalt (if no curb is installed currently, nor is required to be installed as part of site plan approval or subdivision of the property), 4' behind the sidewalk (if present), and all of the parking lot must be on private property, including all of the parking lot curb. ~~That~~ The area between the back of the street curb and the parking lot shall be landscaped and maintained with trees, shrubs, ground cover, undisturbed natural growth, pedestrian walkways or plazas. Access to off street parking areas from a public street shall be from a two-way driveway with a minimum width of twenty feet (20') and twenty-five feet (25'), or two (2) one-way driveways each with a minimum width of twelve feet (12'). No access driveway shall be located closer than twenty feet (20') from a street intersection or other access driveway, nor any closer than ten feet (10') from any property line.

[DIAGRAM TO BE DELETED]:



### 11-17-10: PARKING LOT LANDSCAPING

- A. Amount Required: In parking lots, at least five percent (5%) of the interior parking area shall be landscaped with plantings, and one tree for each ten (10) spaces shall be installed. Perimeter landscape areas shall be a minimum of ten feet (10') wide. Planting required within the parking lot is exclusive of other planting requirements, such as for shade trees planted along the street.
- B. Location: The landscaping should be located in protected areas, such as along walkways, in center islands, at the ends of bays or between parking stalls. All landscaping in parking areas and on the street frontage shall be placed so that it will not obstruct sight distance.
- C. Plant Type: A mixture of hardy flowering and deciduous trees shall be planted. Plants that provide maximum screening at ground level up to three and one-half feet (3<sup>1</sup>/<sub>2</sub>') should be used along the perimeter of the lot for screening, and the deciduous trees for shade within the lot. The area between trees shall be mulched, planted with shrubs or ground cover, or covered with paving material. Any area that will be under the overhang of vehicles shall be mulched or covered with paving materials.

**SECTION 2:** This ordinance shall take effect upon adoption.

**PASSED and ADOPTED** this 22<sup>nd</sup> day of March, 2022.

North Ogden City:

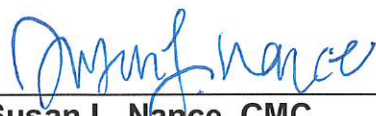
  
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S. Neal Berube  
North Ogden City Mayor

**CITY COUNCIL VOTE AS RECORDED:**

	<b>Aye</b>	<b>Nay</b>	
<b>Council Member Barker:</b>	<u>  X  </u>	___	
<b>Council Member Covering:</b>	<u>  X  </u>	___	
<b>Council Member Dalpias:</b>	<u>  X  </u>	___	
<b>Council Member Swanson:</b>	___	___	(Excused)
<b>Council Member Ekstrom:</b>	<u>  X  </u>	___	
<b>(In event of a tie vote of the Council):</b>			
<b>Mayor Berube</b>	___	___	

**ATTEST:**

  
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Susan L. Nance, CMC  
City Recorder

