

FARMINGTON CITY, UTAH

ORDINANCE NO. 2024-54

AN ORDINANCE AMENDING SECTION 11-28-050 D OF THE FARMINGTON CITY ZONING ORDINANCE ALLOWING THE CONSIDERATION OF REAR YARD AVERAGING ON ALL RESIDENTIAL LOTS.

WHEREAS, the proposed amendment allows for a reasonable amount of flexibility already allotted to many properties within the city; and

WHEREAS, the Planning Commission has recommended the proposed changes to the City Council; and

WHEREAS, the Farmington City Council has caused all required public notices to be given, and has held all appropriate public hearing regarding such zone text amendment;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF FARMINGTON CITY, STATE OF UTAH:

Section 1. Amendment. Section 11-28-050 (D) of the Farmington City Zoning Ordinance is amended in its entirety as set forth in Exhibit "A" attached hereto and by the reference made a part hereof.

Section 2. Severability. If any provision of this ordinance is declared invalid by a court of competent jurisdiction, the remainder shall not be affected thereby.

Section 3. Effective Date. This ordinance shall take effect immediately upon publication or posting or 30 days after passage by the City Council, whichever comes first.


PASSED AND ADOPTED by the City Council of Farmington City, State of Utah, on this 15th day of October, 2024.

FARMINGTON CITY



Brett Anderson, Mayor

ATTEST:



DeAnn Carlile, City Recorder

Exhibit "A"

11-28-050

D. Rear Yard Averaging In Residential: The zoning administrator may approve a variation in the required rear yard on a residential lots as follows: The average distance between the main structure and rear property line (measured from the rear corners of the main structure) shall be equal to the required rear yard (setback) in the zone in which the main structure is located, except that the distance measured at either corner shall not be less than twenty feet (20').