

FARMINGTON, UTAH

ORDINANCE NO. 2025 - 34

**AN ORDINANCE AMENDING THE ZONING MAP TO SHOW A CHANGE OF ZONE FOR PROPERTY LOCATED AT 1502 NORTH FRONTAGE ROAD FROM LR TO LR (PUD) (APPLICATION S-9-24).**

**WHEREAS**, the Farmington City Planning Commission has held a public hearing and reviewed and made a recommendation to the City Council concerning the proposed Planned Unit Development (PUD) overlay or Zoning Map amendment regarding the Lyon Meadows Planned Unit Development, pursuant to State Law and the Farmington City Zoning Ordinance; and

**WHEREAS**, the City Council of Farmington City finds that such Zoning Map amendment should be made;

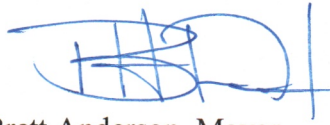
**NOW, THEREFORE, BE IT ORDAINED** by the City Council of Farmington City, Utah:

**Section 1. Zoning Amendment.** That certain real property located at approximately 1502 North Frontage Road presently zoned LR as shown on the Farmington City Zoning Map, is hereby changed and rezoned to LR (PUD) as more particularly described and/or illustrated in Exhibit "A", attached hereto and incorporated herein by this reference, and the Farmington City Zoning map and Ordinance is correspondingly amended.

**Section 2. Effective Date.** This Ordinance shall take effect immediately upon posting or thirty (30) days after final passage by the City Council, whichever is closer to the date of final passage.

**DATED** this 17<sup>th</sup> day of June, 2025.

FARMINGTON CITY



Brett Anderson, Mayor

**ATTEST:**



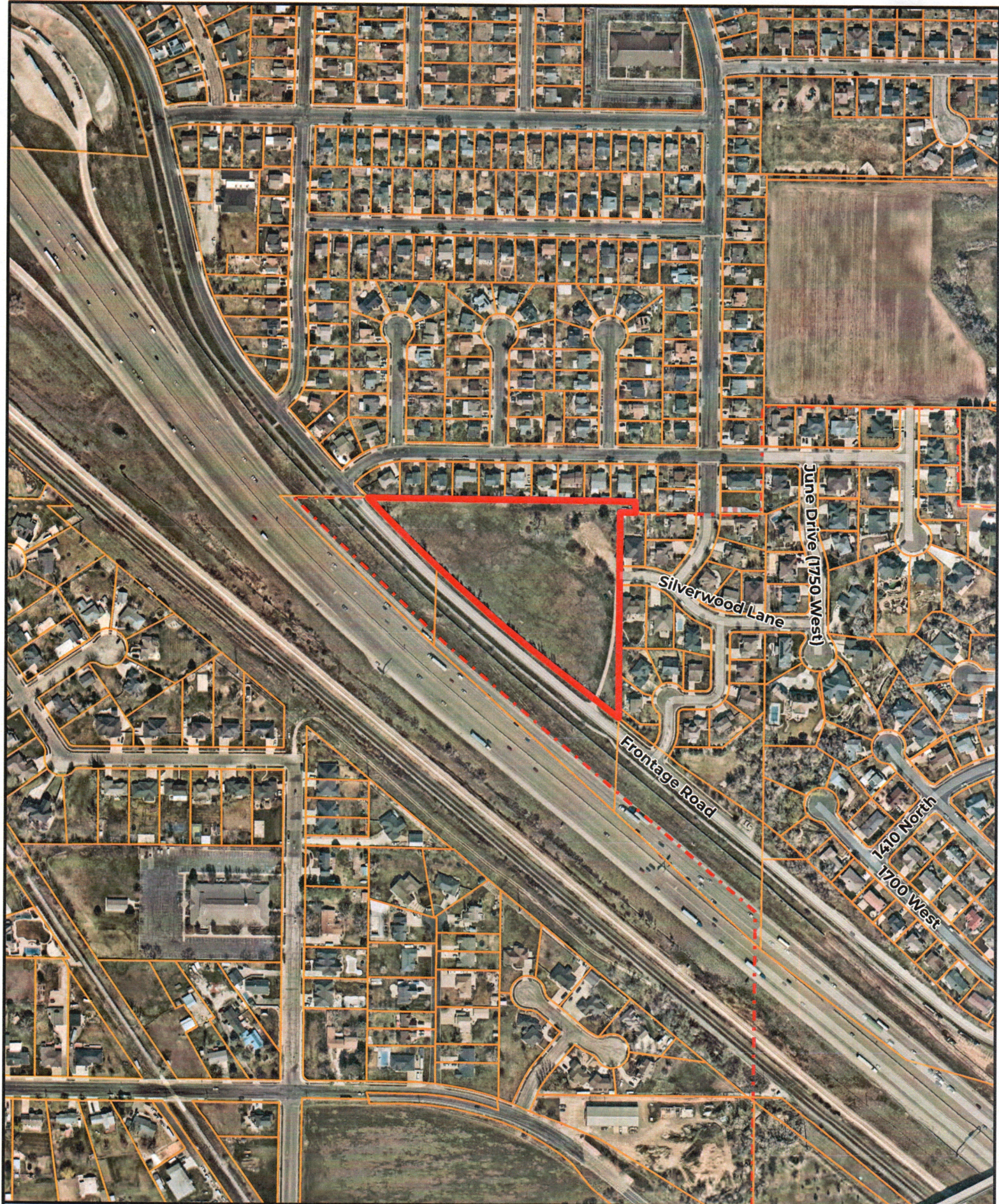
DeAnn Carlile, City Recorder




## EXHIBIT "A"

A PARCEL OF LAND LOC IN THE SW 1/4 OF SEC 11-T3N-R1W, SLB&M, & BEING MORE PARTLY DESC AS FOLLOWS: BEG AT A PT ON THE N R/W LINE OF THE FRONTAGE RD OF INTERSTATE 15, SD PT LIES 70.69 FT S  $89^{\circ}43'09''$  E ALG THE N LINE OF THE SW 1/4 OF SD SEC 11 & 1310.20 FT S  $00^{\circ}04'40''$  W FR THE W 1/4 COR OF SD SEC 11, SD PT BEING THE SW COR OF WILLOW BEND SUB NO 4; & RUN TH S  $89^{\circ}58'27''$  E 786.21 FT ALG THE S LINE OF SD SUB & WILLOW BEND SUB NO 5 & OAKRIDGE HIGHLANDS NO 5 SUB TO A BEND IN THE S BNDRY LINE OF SD OAKRIDGE HIGHLANDS NO 5 SUB; TH S  $00^{\circ}01'33''$  W 35.00 FT ALG THE BEND LINE IN THE S BNDRY OF SD OAKRIDGE HIGHLANDS NO 5 SUB TO A PT ON THE N BNDRY LINE OF SILVERWOOD SUB; TH ALG SD BNDRY THE FOLLOWING TWO (2) COURSES: 1) N  $89^{\circ}58'03''$  W 47.65 FT, 2) S  $00^{\circ}09'20''$  E 599.01 FT TO A PT ON THE N R/W LINE OF THE FRONTAGE RD OF INTERSTATE 15; TH LEAVING THE BNDRY OF SD SILVERWOOD SUB & TRAVERSING ALG THE N R/W LINE OF SD FRONTAGE RD THE FOLLOWING THREE (3) COURSES: 1) N  $52^{\circ}50'06''$  W 202.76 FT TO THE PT OF CURVATURE OF A 5000.00 FT RAD CURVE TO THE RIGHT, 2) NW'LY 440.25 FT ALG THE ARC OF SD CURVE THROUGH A CENTRAL ANGLE OF  $05^{\circ}02'42''$  (CHORD BEARING & DIST BEING N  $50^{\circ}18'45''$  W 440.12 FT) TO THE PT OF CONCAVE CURVATURE OF A 5679.58 FT RAD CURVE TO THE RIGHT, 3) NW'LY 332.95 FT ALG THE ARC OF SD CURVE THROUGH A CENTRAL ANGLE OF  $03^{\circ}21'32''$  (CHORD BEARING & DIST BEING N  $46^{\circ}06'38''$  W 332.91 FT) TO THE SW COR OF WILLOW BEND SUB NO 4 SD PT BEING THE POB. CONT. 5.717 ACRS








**FARMINGTON**  
MORE TIME FOR LIVING

# VICINITY MAP

Lyon Meadows PUD

0 150 300 450 600 Feet

0 50 100 150 200 Meters



W N E S  
FC

Disclaimer: This map was produced by Farmington City GIS and is for reference only. The information contained on this map is believed to be accurate and suitable for limited uses. Farmington City makes no warranty as to the accuracy of the information contained for any other purposes.