ORDINANCE NO. 18-99

ROLL CALL

VOTING	YES	NO
MAYOR DALE R. BARNEY *(votes only in case of tie)*		
SHERMAN E. HUFF *Councilmember*	X	
LILLIAN J. SHEPHERD *Councilmember*	X	
THORA L. SHAW *Councilmember*	X	
CLYDE A. SWENSON *Councilmember*	X	
EVERETT KELEPOLO *Councilmember*	*(absent)*	

I MOVE this ordinance be adopted: Councilmember Shaw
I SECOND the foregoing motion: Councilmember Huff

ORDINANCE 18-99

AN ORDINANCE AMENDING THE SUBDIVISION ORDINANCE AS IT CONCERNS THE CONSTRUCTION AND DEVELOPMENT STANDARDS WITH REGARD TO FENCING REQUIREMENTS ON REVERSE FRONTAGE LOTS

WHEREAS, Spanish Fork City has adopted a Subdivision Ordinance which incorporates the Construction and Development Standards in order to protect land values and for the benefit of its residents; and

WHEREAS, amendments are necessary from time to time in order to remain current with changing technologies and to meet the goals of the Subdivision Ordinance; and

WHEREAS, the fencing requirements need to be amended to allow non-visual barrier

fencing around parks or open spaces adjacent to arterial streets or major collector streets in order to protect the safety of users and to make it more aesthetically appealing; and

WHEREAS, a public hearing was held before the Spanish Fork City Planning Commission on the 3RD day of November, 1999, wherein public comment was received; and

WHEREAS, a public hearing was held before the Spanish Fork City Council on the 21ST day of December, 1999, wherein public comment was received; and

WHEREAS, these changes to the Construction and Development Standards are necessary in order to protect the health, safety and welfare of the residents of the City;

NOW THEREFORE, be it ordained and enacted by the Spanish Fork City Council as follows:

SECTION I.

Section 39.08.110. Reverse Frontage Lots is hereby amended as follows:

39.08.110. Reverse Frontage Lots.

New residential developments shall not be designed to allow direct access from individual lots or dwelling units to arterial streets or major collector streets.

Masonry walls shall be provided between residential developments, which have reverse or side frontage to arterial streets, major collector streets or Interstates, and such roads or streets. The walls will be of decorative block, brick, stucco finish, or similar materials together with design elements such as columns, capping, inlays, and variations in materials. The material, style, and color of the wall shall be determined by the City. The wall shall be constructed according to City construction standards. The City Council may waive this requirement in those instances where the height of the Interstate, arterial street or major collector is significantly higher than the top of the wall. The City Council may also waive the requirement for a masonry fence if a park or open space area is adjacent to such roads. The Council may waive all fencing requirements or may impose non-sight obscuring fencing, at their sole discretion.

SECTION II.

The City Council of Spanish Fork City hereby finds that it is necessary, in order to protect the health, safety, welfare and well-being of the citizens of Spanish Fork, that this ordinance go into

effect immediately upon passage.

PASSED AND ORDERED PUBLISHED BY THE CITY COUNCIL OF SPANISH FORK, UTAH, this 21ST day of December, 1999.

DALE R. BARNEY, Mayor

ATTEST:

KENT R. CLARK, City Recorder

F:\ORDBOOK\ORD18.99

Proof of Publication

J. Lane Henderson being first duly sworn according to law, disposes and says that he is the Publisher of ***THE SPANISH FORK PRESS***, a weekly newspaper printed and published at Spanish Fork, Utah County, Utah and of general circulation therein; that the Notice, a copy of which is hereto attached, was printed and published in said paper.

ORDINANCE 18-99

AMENDING THE CONSTRUCTION AND DEVELOPMENT STANDARDS WITH REGARD TO FENCING REQUIREMENTS

The Spanish Fork City Council has amended Section 39.08.110. Reverse Frontage Lots of the Spanish Fork City Construction and Development Standards as follows:

39.08.110.Reverse Frontage Lots.

New residential developments shall not be designed to allow direct access from individual lots or dwelling units to arterial streets or major collector streets.

Masonry walls shall be provided between residential developments, which have reverse or side frontage to arterial streets, major collector streets or Interstates, and such roads or streets. The walls will be of decorative block, brick, stucco finish, or similar materials together with design elements such as columns, capping, inlays, and variations in materials. The material, style, and color of the wall shall be determined by the City. The wall shall be constructed according to City construction standards. The City Council may waive this requirement in those instances where the height of the Interstate, arterial street or major collector is significantly higher than the top of the wall. The City Council may also waive the requirement for a masonry fence if a park or open space area is adjacent to such roads. The Council may waive all fencing requirements or may impose non-sight obscuring fencing, at their sole discretion.

The City Council of Spanish Fork City hereby finds that it is necessary, in order to protect the health, safety, welfare and well-being of the citizens of Spanish Fork, that this ordinance go into effect immediately upon passage.

PASSED AND ORDERED PUBLISHED BY THE CITY COUNCIL OF SPANISH FORK, UTAH, this 21st day of December, 1999.

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for consecutive One weeks,

the first publication on the 20th day

of January 2000

and the last on the 20th day of

January 2000

Subscribed and sworn to before me this 20th day of January 2000

Sara Worthington

Notary Public

SARA WORTHINGTON
NOTARY PUBLIC - STATE of UTAH
6705 SOUTH 4000 WEST
SP. FORK, UT 84660
COMM. EXP. 3-14-2003