

**VERNAL
ORDINANCE 2020-13**

**AN ORDINANCE OF THE VERNAL CITY COUNCIL AMENDING THE VERNAL
CITY MUNICIPAL CODE, SECTION 16.42.060 - SETBACK REQUIREMENTS FOR
AN R-3 ZONE.**

WHEREAS, the City Council finds that the regulation of setback requirements within new development is necessary for orderly growth and conduct of business within the City, and;

WHEREAS, the City Council deems it to be in the best interest of the health, safety and welfare of the citizens to incorporate the following changes to the provisions of the Vernal City Code, and;

WHEREAS, the City Council has received input from the public at large in duly noticed open meetings, and has considered and discussed the advantages and disadvantages of such regulation

NOW THEREFORE, be it ordained by the City Council of Vernal, in the State of Utah, as follows:

SECTION 1: **AMENDMENT** “Section 16.42.060 Setback Requirements” of the Vernal Municipal Code is hereby *amended* as follows:

BEFORE AMENDMENT

Section 16.42.060 Setback Requirements

Setback requirements are the same as required in the R-1 residential zone.

(PZSC § 03-21-006)

AFTER AMENDMENT

Section 16.42.060 Setback Requirements

~~Setback requirements are the same as required in the R-1 residential zone.~~

A. Front Setback: All buildings and structures shall be set back at least thirty (30) feet from the front lot line. B. Side Setback:

1. Except for dwellings utilizing zero side yards, all dwellings and other main buildings shall be set back from the side property line a distance of at least five (5) feet. 2. The minimum side setback for accessory buildings shall be the same as for main buildings except that no side setback shall be required for accessory buildings located twelve (12) feet or more in back of the dwelling. 3. On corner lots, the side setback from the street along the exterior lot line for any dwelling, accessory building or other main building shall not be less than twenty (20) feet, unless:

a. The exterior lot line is directly adjacent to an unimproved, undeveloped section of public right-of-way. If this is the case, the side setback for accessory buildings shall be ten (10) feet.

C. Rear Setback:

1. For interior lots, all dwellings and other main buildings shall be set back from the rear property line a distance of at least twenty (20) feet. Accessory buildings shall be set back at least one (1) foot from the rear property line. 2. For exterior lots, all dwellings and other main buildings shall be set back from the rear property line a distance of at least twenty (20) feet. Accessory buildings on corner lots shall be set back from the rear property line a distance of not less than five (5) feet.

{PZSC § 03-21-006)

SECTION 2: **REPEALER CLAUSE** All ordinances or resolutions or parts thereof, which are in conflict herewith, are hereby repealed.

SECTION 3: **SEVERABILITY CLAUSE** Should any part or provision of this Ordinance be declared by the courts to be unconstitutional or invalid, such decision shall not affect the validity of the Ordinances a whole or any part thereof other than the part so declared to be unconstitutional or invalid.


SECTION 4: **EFFECTIVE DATE** This Ordinance shall be effective the day after publication and after the required approval and publication according to law.

PASSED AND ADOPTED BY THE VERNAL COUNCIL

November 18, 2020.

	AYE	NAY	ABSENT	ABSTAIN
Councilmember Nicholas Porter	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Councilmember Travis Allan	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Councilmember Dave Everett	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Councilmember Bert Clark	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Councilmember Ted Munford	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Presiding Officer



Doug Hammond, Mayor, Vernal

Attest



QUINN B. BENNION, City Manager
/ Recorder Vernal

