

## **ORDINANCE 2022-13**

### **AN ORDINANCE OF NORTH OGDEN CITY AMENDING THE NORTH OGDEN CITY ZONING MAP BY CHANGING PROPERTY AT APPROXIMATELY 2067 NORTH WASHINGTON BOULEVARD FROM COMMUNITY COMMERCIAL CC TO MULTI-FAMILY RESIDENTIAL R-4**

**WHEREAS;** North Ogden City has adopted a General Plan; and

**WHEREAS;** the North Ogden City General Plan has designated the aforementioned property as Southtown Mixed Use; and

**WHEREAS;** the R-4 zone is consistent with that designation;

**NOW THEREFORE, BE IT ORDAINED** by the North Ogden City Council that the North Ogden City zoning map be amended.

**SECTION 1:** The property, which is outlined in red on Attachment A, is hereby changed from Community Commercial CC (formerly the C-2 zone) to Multi-family Residential R-4.

The final boundary of the R-4 zone, related to this zoning change, shall be applied on the zoning map, to the final boundaries of a new, legally created parcel, created by a future legal subdivision of the property shown on county records as parcel 170690057, which has North Ogden City approval, and any additional property included in that future subdivision. Property shall be comprised of +/- .92 acres, as determined by the final boundaries of the subdivision, which shall be determined by the site development requirements and conditions of approval, included as part of site plan approval of the property.

Further, parcel and lot boundary lines as shown on the Zoning Map may be added and/or adjusted to more accurately reflect the size, shape, and location of the resulting final parcel. Zoning district boundaries may also be adjusted on the Zoning Map to extend to the entirety of these updated parcel and lot boundary lines.

**SECTION 2:** This ordinance shall take effect at the time of the recording of a legal subdivision of the property described herein.

**PASSED and ADOPTED this 14<sup>th</sup> day of June 2022.**

North Ogden City:

  
\_\_\_\_\_

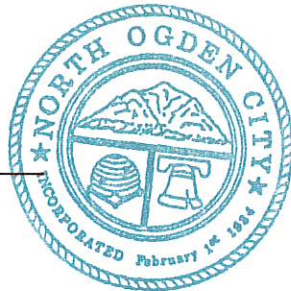
S. Neal Berube  
North Ogden City Mayor

**CITY COUNCIL VOTE AS RECORDED:**

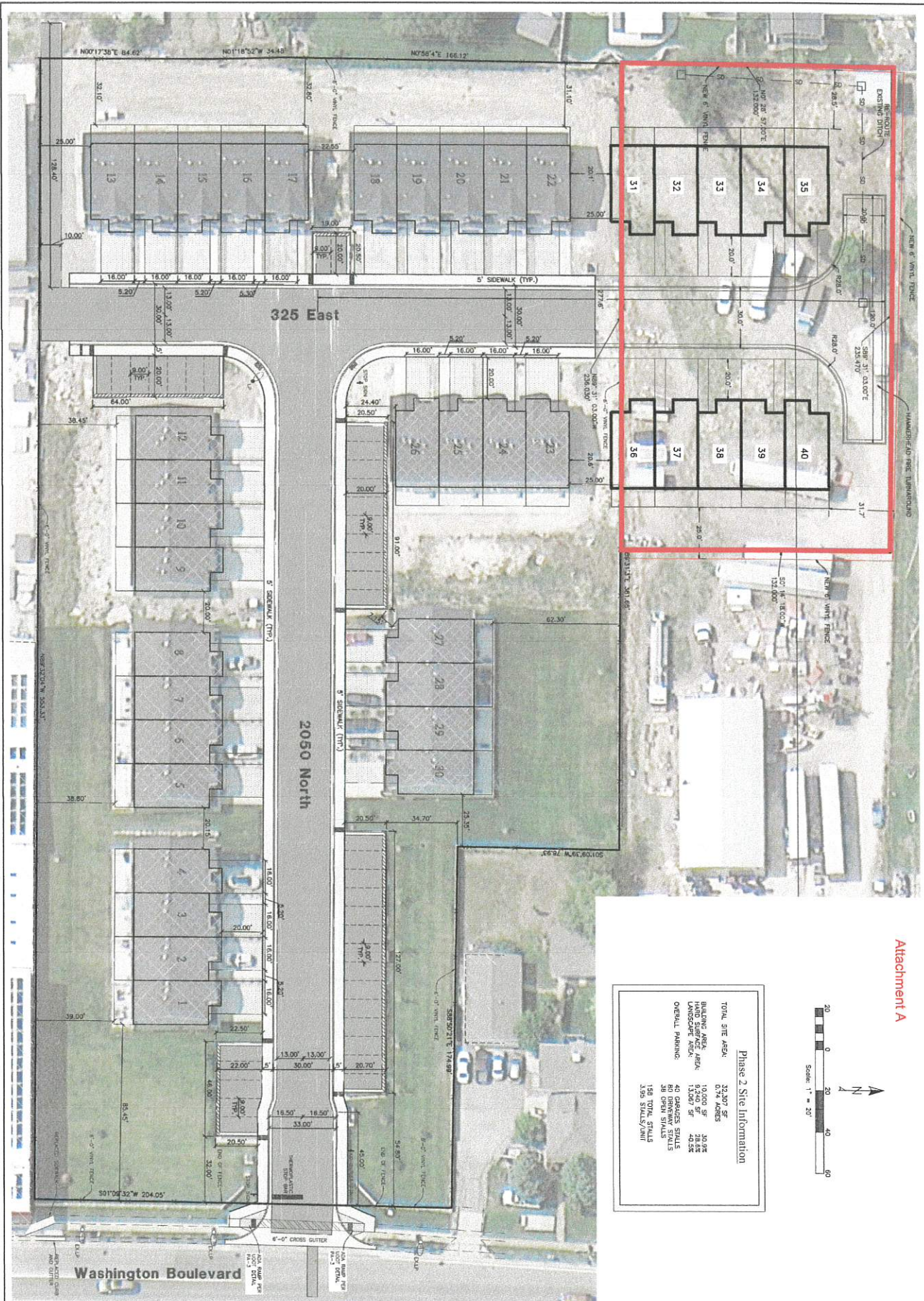
	<b>Aye</b>	<b>Nay</b>
Council Member Barker:	<u>X</u>	___
Council Member Covering:	<u>X</u>	___
Council Member Ekstrom:	<u>X</u>	___
Council Member Dalpias:	<u>X</u>	___
Council Member Swanson:	<u>X</u>	___
(In event of a tie vote of the Council):		
Mayor Berube	___	___

**ATTEST:**

  
\_\_\_\_\_  
Susan L. Nance, CMC  
City Recorder

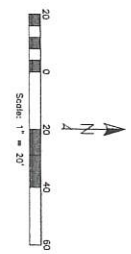






**Phase 2 Site Information**

TOTAL SITE AREA:	32,287 SF
BUILDING AREA:	0,74 ACRES
LANDSCAPE AREA:	10,000 SF
OVERALL PARKING:	30.02 ACRES
	1,507 SF
	40 GARAGES
	80 DRIVEWAY STALLS
	30 TRAIL STALLS
	150 STALL STALLS



Attachment A

SHEET	1
SHEETS	1

PROJECT INFO	Project: 3. Majestic View Phase 2
DATE	11/27/2013
SCALE	AS SHOWN



Revisions	Date

Concept Plan

Majestic View Phase 2  
North Ogden, UT

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