

ORDINANCE 2020-04

AN ORDINANCE OF NORTH OGDEN CITY AMENDING THE NORTH OGDEN CITY ZONING MAP BY CHANGING PROPERTY AT APPROXIMATELY 425 EAST 1625 NORTH FROM COMMERCIAL C-2 TO MULTI-FAMILY 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 Mixed Use Multi Family Commercial and is in the Southtown Neighborhood, and

WHEREAS; the application addresses the General Plan rezoning policies; and

WHEREAS; the North Ogden City Planning Commission has conducted a public hearing regarding this request and is recommending approval of this amendment.

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 on Attachment A is hereby changed from Commercial C-2 to Multi-Family R-4. Contains approximately .97 acres.

SECTION 2: This ordinance shall take effect upon adoption.

PASSED and ADOPTED this 10th day of ^{March} 2020.

North Ogden City:



S. Neal Berube
North Ogden City Mayor

CITY COUNCIL VOTE AS RECORDED:

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



ATTEST.

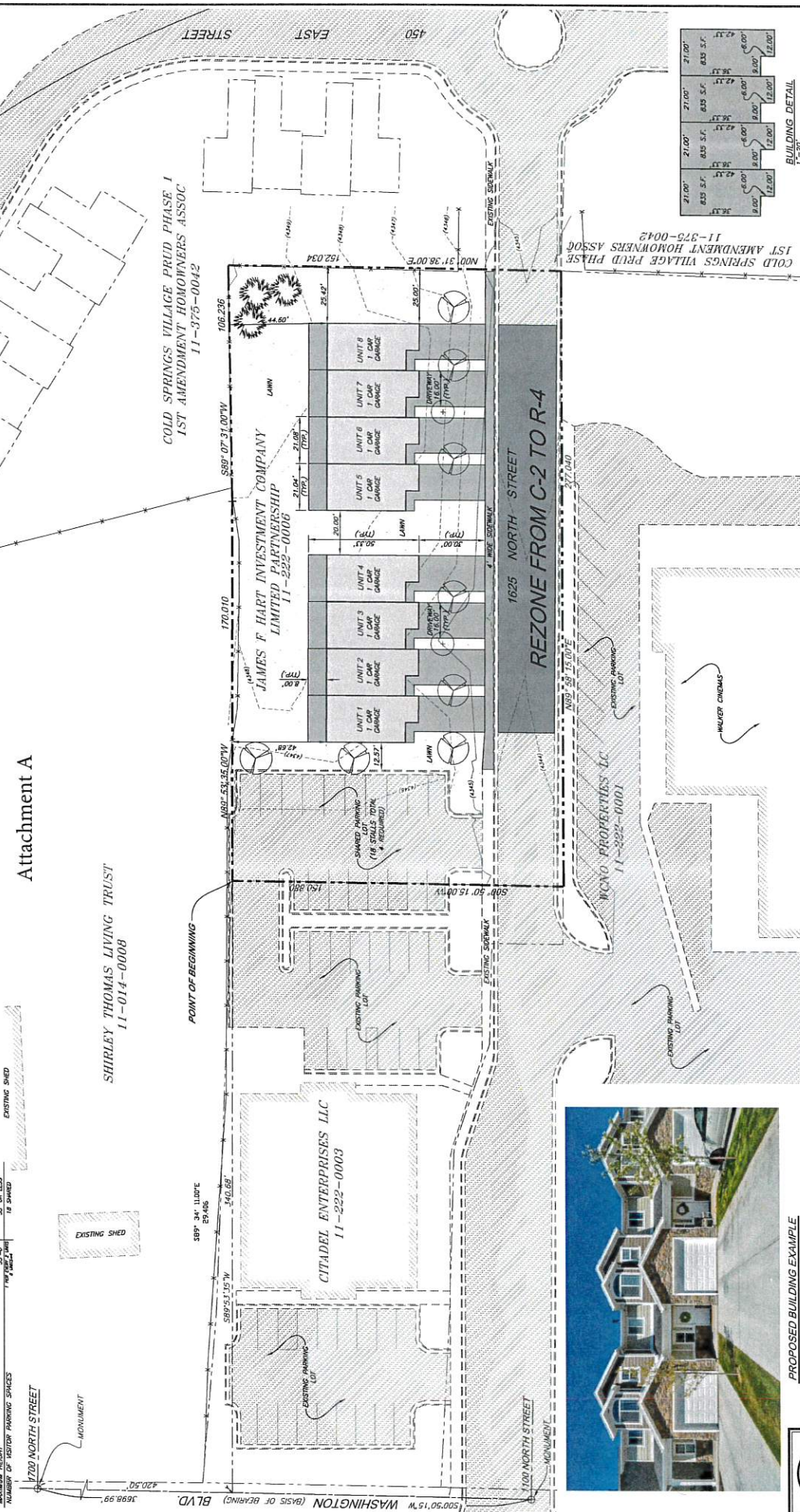
S. Annette Spendlove

S. Annette Spendlove, MMC
City Recorder

CONCEPT PLAN FOR REZONE
THE RESIDENCES AT NORTH POINTE
 A PART OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 6 NORTH, RANGE 1 WEST,
 A PART OF THE NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 6 NORTH, RANGE 1 WEST,
 S.L.B. & M. NORTH OGDEN CITY, WEBER COUNTY, UTAH

PROJECT DATA	REQUIRED	PROPOSED
ZONING CLASSIFICATION	R-4	R-4
TOTAL GROSS ACRES BEHIND CURB	0.78 AC. (14,104 SQ. FT.)	0.78 AC. (14,104 SQ. FT.)
TOTAL BUILDING AREA	6,894 SQ. FT.	6,894 SQ. FT.
LANDSCAPING (TOTAL ON-SITE CURB)	24,108 (14,104 SQ. FT.)	24,108 (14,104 SQ. FT.)
LANDSCAPING (TOTAL BEHIND CURB WITHOUT SHARED PARKING)	50,528 (18,841 SQ. FT.)	50,528 (18,841 SQ. FT.)
BUILDING SETBACKS FROM PROPERTY LINE (MINIMUM)	30'	30'
FRONT (SETERION-ADJACENT NORTH)	30'	30'
WEST SIDE (EXTERNAL)	25'	25'
REAR (EXTERNAL)	N/A	N/A
MAXIMUM HEIGHT	30'	30' OR LESS
NUMBER OF STORY PARKING SPACES	100 (MINIMUM)	10 SHARED

BOUNDARY DESCRIPTION
 BEGINNING AT CORNER OF LOT 3, NORTH POINTE THEATERS SUBDIVISION (OWNERS OFFICE SOUTH 8825.35' EAST 170.01' FEET, THENCE NORTH 8820.31' EAST 107.06' FEET TO THE WEST LINE OF COLD SPRINGS VILLAGE P.R.U.D. PHASE 1, THENCE SOUTHWEST 15° WEST 152' FEET, THENCE SOUTHWEST 15° WEST 152' FEET TO THE POINT OF BEGINNING, CONTAINS 0.989 ACRES, MORE OR LESS.



PROPOSED BUILDING EXAMPLE

WASATCH CIVIL
 Consulting Engineering
 1180 SOUTH DEPT. DRIVE, SUITE 205
 OGDEN, UTAH 84403 (435) 772-2191



REV.	DATE	BY	DATE

REVISION	C.C.S.	DATE	BY

WOODSBORO HOLDINGS, LLC
 North Ogden, Utah 84414

THE RESIDENCES AT NORTH POINTE
REZONE

BUILDING DETAIL
 1" = 20'

12.00'	8.00'	12.00'	12.00'	8.00'	12.00'
8.00'	12.00'	8.00'	12.00'	8.00'	12.00'
8.00'	12.00'	8.00'	12.00'	8.00'	12.00'
8.00'	12.00'	8.00'	12.00'	8.00'	12.00'
8.00'	12.00'	8.00'	12.00'	8.00'	12.00'
8.00'	12.00'	8.00'	12.00'	8.00'	12.00'