

ORDINANCE NO. 1361

AN ORDINANCE OF DRAPER CITY AMENDING THE TEXT OF THE LAND USE AND DEVELOPMENT CODE OF THE DRAPER CITY MUNICIPAL CODE RELATING TO 136 CENTER ADDITION

WHEREAS, Utah State law grants to Draper City the authority to regulate uses of property by zoning districts; and

WHEREAS, it is necessary from time to time to revise certain terms of the Draper City Municipal Code to address provisions that become diminished in appropriateness, applicability, or clarity; and

WHEREAS, the Land Use and Development Code of the Draper City Municipal Code has been established to provide regulations concerning general developments within the City Boundaries; and

WHEREAS, the City Council of Draper City adopted Land Use and Development Code to guide development within the City Boundaries; and

WHEREAS, the City Council of Draper City finds good cause to revise the terms and provisions of Land Use and Development Code regarding the 136 Center Commercial Special District; and

WHEREAS, notice has been issued according to the requirements of the Utah Code Annotated and Draper City Municipal Code for public hearings before the Planning Commission and City Council to receive public input regarding the revision of the Land Use and Development Code; and

WHEREAS, the Planning Commission and City Council have each held a public hearing to receive public input regarding the revision of the Land Use and Development Code.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF DRAPER CITY, STATE OF UTAH, AS FOLLOWS:

Section 1. Findings. The City Council of Draper City has made the following findings that the proposed text amendment regarding the Land Use and Development Code in regards to the 136 Center CSD: 1) The proposed amendment is consistent with goals, objectives and policies of the city's general plan. 2) The proposed amendment furthers the specific purpose statements of the zoning ordinance. 3) The proposed amendment is appropriate given the context of the request and there is sufficient justification for a modification to the zoning ordinance. 4) The proposed amendment will not create a conflict with any other section or part of this title or the general plan. 5) The potential effects of the proposed amendment have been evaluated and determined not to be detrimental to public health, safety, or welfare and represents an overall community benefit.

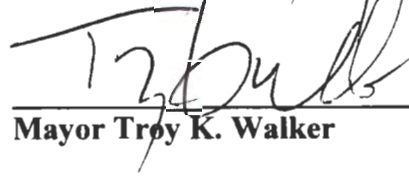
Section 2. Revision. Land Use and Development Code of the Draper City Municipal Code are hereby revised to read as set forth in Exhibit A.

Section 3. Severability. If any section, part or provision of this Ordinance is held invalid or unenforceable, such invalidity or unenforceability shall not affect any other portion of this Ordinance, and all sections, parts and provisions of this Ordinance shall be severable.

Section 4. Effective Date. This Ordinance shall become effective immediately upon publication or posting, or 30 days after final passage, whichever is closer to the date of final passage.

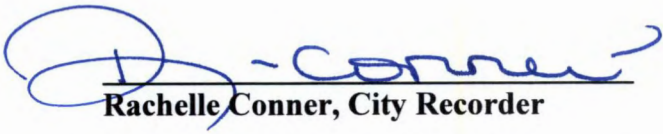
PASSED AND ADOPTED BY THE CITY COUNCIL OF DRAPER CITY, STATE OF UTAH, ON THE 2nd DAY OF OCTOBER, 2018.

DRAPER CITY



Mayor Troy K. Walker

ATTEST:



Rachelle Conner, City Recorder

VOTE TAKEN:

YES

NO

Councilmember Green

Councilmember Lowery

Councilmember Summerhays

Councilmember Vawdrey

Councilmember Weeks

Mayor Walker

EXHIBIT A

Article L. 136 Center Commercial Special District

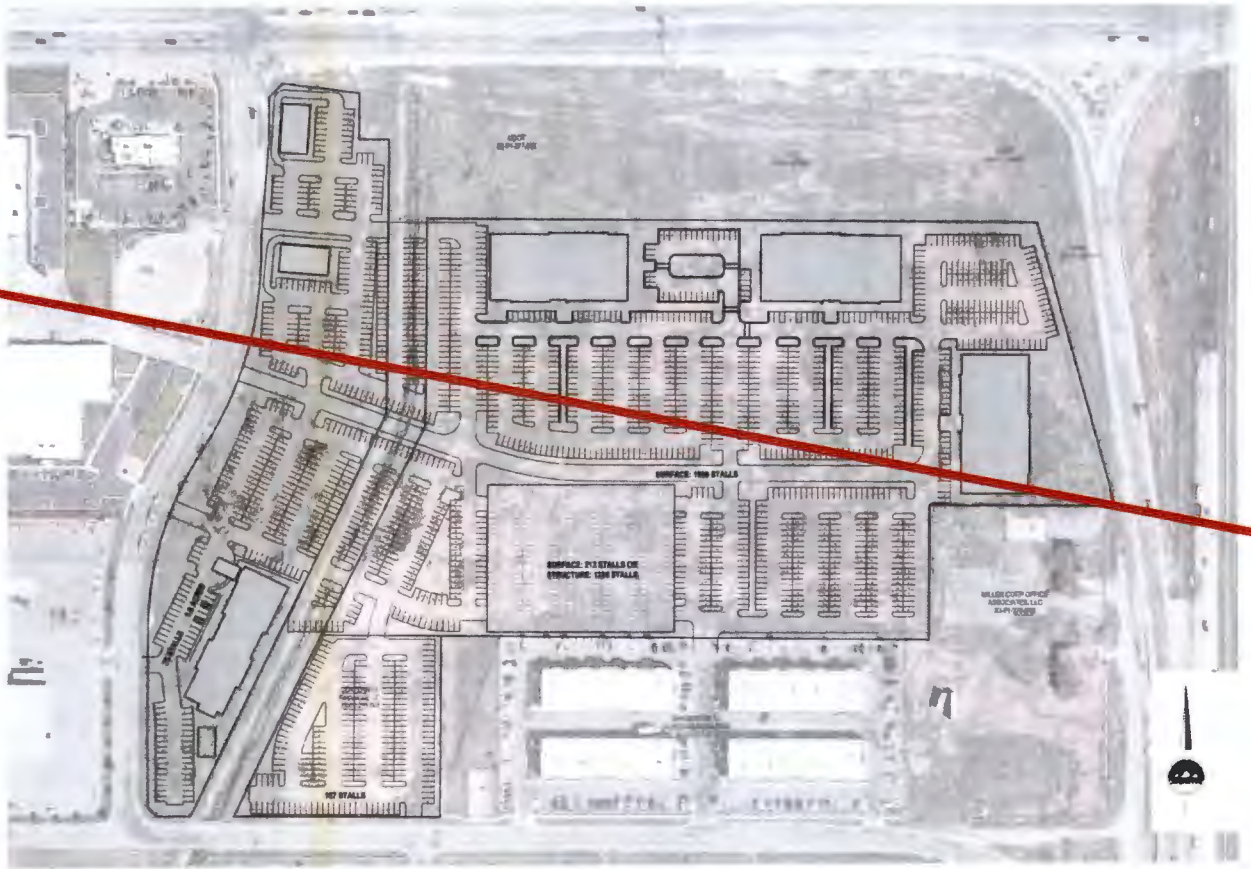
9-18L-010: Purpose:

The 136 Center Commercial Special District contains approximately ~~23.83~~25.54 acres, located along 200 West and 13800 South as shown in Exhibit A. The size of the property allows for a master-planned, mixed-use office park. The Draper City General Plan's goals and objectives are reflected in the overall district elements such as land use, architectural standards, signage, site design and landscape standards. The commercial district of the master plan aims to broaden the commercial tax base of the City while providing amenities to the City residents.

9-18L-100: Exhibits:

Exhibit A: Property and Site Plan







To be published on Wednesday, October 10, 2018, in the *Salt Lake Tribune* and *Deseret News*

City of Draper Notice of Ordinance Adoption – On October 2, 2018, the Draper City Council approved Ordinance #1361, 136 Center Text Amendment. The complete ordinance is on file at the Draper City Recorder's Office and online at www.draper.ut.us. Published this 10th day of October, 2018. Rachelle Conner, Draper City Recorder.

