TOWN OF DEWEYVILLE ORDINANCE NO. 2007-06

An ordinance amending Town Of Deweyville Ordinance No. 2006-7, which is an ordinance establishing conditional use standards of review, including general review criteria and specific review criteria.

BE IT ORDAINED BY THE MAYOR AND TOWN COUNCIL MEMBERS OF THE TOWN OF DEWEYVILLE, BOX ELDER COUNTY, STATE OF UTAH:

WHEREAS, from time to time it is necessary to review and update certain Deweyville land use ordinances,

WHEREAS, the Town of Deweyville Planning Commission and Town Council deemed it necessary to review the specific review criteria for certain conditional uses, namely Home Occupations,

NOW THEREFORE, BE IT ORDAINED AS FOLLOWS:

The Town of Deweyville hereby amends the specific review criteria for certain conditional uses, namely Home Occupations:

SPECIFIC REVIEW CRITERIA FOR CERTAIN CONDITIONAL USES: In addition to the foregoing, the Planning Commission must evaluate the applicant's compliance with each of the following criteria when considering whether to approve, deny or conditionally approve an application for each of the following conditional uses:

Home Occupation: Each application for a business license for a home occupation shall include the applicant's agreement that the proposed use:

1. Shall not include outdoor storage, outdoor display of merchandise, nor outside parking/storage of more than one vehicle in excess of 12,000 pounds gross vehicle weight;
2. Shall not include identifying signage in excess of six (6') square foot name plate, attached to the dwelling;
3. Is limited to the on-site employment of immediate family members who occupy the dwelling, and up to two non-related persons. This criterion is not intended to limit the number of employees who are engaged in business for the home occupation, but work-off premises;
4. Off-road parking shall be provided for any vehicles associated with the home occupation;
5. Shall not alter the residential character or appearance of the dwelling or neighborhood;
6. Shall not occupy more than twenty-five percent (25%) of the main floor of the dwelling;

7. Shall not occupy more than 50% of the floor area of any attached, residential garage;
8. May occupy 100% of the floor space of an outbuilding, provided the outbuilding meets all the Deweyville building codes and setbacks, is so situated that it will not alter the residential character or appearance of the dwelling or neighborhood, and does not occupy more than 10% of the lot size in any residential zone, the outbuilding not to exceed 15,000 square feet;
9. Shall not generate business-related traffic in excess of three (3) vehicles per hour;
10. Shall not cause a demand for municipal services in excess of that associated with normal residential use;
11. Shall be enclosed within a structure in complete conformity with international building codes as adopted by the Town; and
12. Is not a mortuary, animal hospital, kennel, clinic, hospital, RV service, junkyard, auto repair service, public stable or adult oriented business.

EFFECTIVE DATE AND POSTING OF NOTICE. This amendment to Ordinance 2006-7shall take effect on Jan. 10, 2008, that being at least 20 days following posting in the manner provided by law and specifically, Section 10-3-711.

PASSED, APPROVED AND ADOPTED by the Town Mayor and the Town Council Members of Deweyville, This 10 day of January, 2008.

Robert Thayne
Mayor

ATTEST:

Tracie Williams
Recorder

(Seal)

DEWEYVILLE, UTAH CORPORATE Seal DEWEYVILLE, UTAH

COUNCIL MEMBERS: VOTING

	Aye	Nay
Mayor Robert Thayne	✓	
Sherie Goring	✓	
Eric Page	✓	
Larry Frazier	✓	
Richard Williams	✓	