

**REES REZONE**  
**ORDINANCE #19-36**

AN ORDINANCE AMENDING AND FIXING THE BOUNDARIES OF A ZONE DISTRICT; TO WIT: REZONING APPROXIMATELY 0.52 ACRES FROM R-1-10 "SINGLE FAMILY RESIDENTIAL DISTRICT" TO PO "PROFESSIONAL OFFICE", LOCATED AT APPROXIMATELY 1680 E. DIMPLE DELL ROAD; ALSO PROVING A SAVING CLAUSE AND AN EFFECTIVE DATE FOR THE ORDINANCE.

BE IT KNOWN AND REMEMBERED that the City Council of Sandy City, Utah, finds and determines as follows:

1. Pursuant to Sections 10-9a-501 through 10-9a-505 Utah Code Annotated 1953 as amended the City has authority to make and amend the boundaries of zone districts and within those districts to regulate the erection, construction, reconstruction, alteration, and uses of buildings and structures and the uses of land.

2. A request has been made for the change of zoning on the below described property.

3. The Planning Commission held a public hearing on December 5, 2019, which meeting was preceded by notice published in the Salt Lake Tribune on November 21, 2019, and by posting in Sandy City Hall, Sandy Parks & Recreation, the Salt Lake County Library-Sandy, the Sandy City Website – <http://www.sandy.utah.gov>, and the Utah Public Notice Website – <http://pmn.utah.gov> on November 15, 2019; and to review the request for rezoning has made recommendations thereon to the City Council.

4. The City Council of Sandy City, Utah has held a public meeting before its own body on December 17, 2019 which meeting was preceded by notice published in the Salt Lake Tribune on November 21, 2019, and by posting in Sandy City Hall, Sandy Parks & Recreation, the Salt Lake County Library-Sandy, the Sandy City Website – <http://www.sandy.utah.gov>, and the Utah Public Notice Website – <http://pmn.utah.gov> on November 15, 2019; and has taken into consideration citizen comment, planning and demographic data, the desires of the owners of the property and the Planning Commission recommendation as part of the Council's deliberations.

5. The rezone of said parcel will be appropriate, it is in accordance with the General Plan, it will promote the health and general welfare of the City, it will be compatible with the best interests of the particular neighborhood involved and it will be sensitive to the needs of the City as a whole.

NOW, THEREFORE, BE IT ORDAINED by the City Council of Sandy City, Utah, as follows:

Section 1. Amendment. The boundaries of the zone districts within Sandy City and the zoning map, are hereby amended as follows:

The property described in **EXHIBIT "A"**, which is attached hereto and by this reference made a part hereof, affects approximately 0.52 acres, located at approximately 1680 E. Dimple Dell Road, Sandy, Utah and currently zoned as R-1-10 "Single Family Residential District", shall be zoned to the PO "Professional Office" to allow the potential development of the property. The subject property is located in the City Council District #4.

ZONING PRIOR TO EFFECTIVE DATE OF THIS ORDINANCE:

R-1-10 "Single Family Residential District"

ZONING AFTER EFFECTIVE DATE OF THIS ORDINANCE:

PO "Professional Office"

Section 2. Severable. If any part of this ordinance or the applications thereof to any person or circumstances shall, for any reason, be adjudged by a court of competent jurisdiction to be unconstitutional or invalid, such judgment shall not affect, impair or invalidate the remainder of this ordinance or the application thereof to other persons and circumstances, but shall be confined to its operation to the section, subdivision, sentence or part of the section and the persons and circumstances directly involved in the controversy in which such judgement shall have been rendered. It is hereby declared to be the intent of the City Council that this section would have been adopted if such invalid section, provisions, subdivision, sentence or part of a section or application had not been included.

Section 3. Effective. This ordinance shall become effective upon publication of a summary thereof.

PASSED AND APPROVED this \_\_\_\_ day of \_\_\_\_\_, 2019.

\_\_\_\_\_  
Chris McCandless, Sandy City Council

ATTEST:

\_\_\_\_\_  
City Recorder

PRESENTED to the Mayor of Sandy City for his approval this \_\_\_\_ day of \_\_\_\_\_, 2019.

APPROVED this \_\_\_\_ day of \_\_\_\_\_, 2019.

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Kurt Bradburn, Mayor

ATTEST:

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City Recorder

RECORDED this \_\_\_\_ day of \_\_\_\_\_, 2019.

SUMMARY PUBLISHED this \_\_\_\_ day of \_\_\_\_\_, 2019.

**EXHIBIT A**  
(Legal Description)

Parcel #: 28-16-329-007-0000  
Address: 1680 E. Dimple Dell Road

BEG E 1760 FT & S 47°06' E 634.30 FT & S 80°13' E 183.90 FT FR NW COR OF SW 1/4 SEC 16, T3S, R1E, SLM; S 200.20 FT; E 213 FT; N 163 FT; N 80°13' W 216.10 FT TO BEG. LESS & EXCEPTS 0°53'53" W 448.42 FT ALG SEC LINE & S 89°06'07" E 2411.18 FT FR W 1/4 COR SD SEC 16; S 79°55'02" E 216.18 FT; S 0°14'29" W 149.79 FT; N 89°45'31" W 37.87 FT; N 0°31'42" E 88.42 FT; N 49°20'09" W 18.98 FT; N 31°03'09" W 15.35 FT; N 79°59'43" W 22.19 FT; NW'LY ALG 949.50 FT RADIUS CURVE TO R 43.32 FT (CHD N 78°41'18" W 43.32 FT); NW'LY ALG 937.25 FT RADIUS CURVE TO R 91.31 FT (CHD N 67°43' W 91.28 FT); N 71°45'52" W 4.38 FT; N 0°14'29" E 25.20 FT TO BEG.