



**ORDINANCE NO: 66-2022**

ENT 14110:2023 PG 1 of 3  
ANDREA ALLEN  
UTAH COUNTY RECORDER  
2023 Mar 07 3:24 pm FEE 0.00 BY AR  
RECORDED FOR LEHI CITY CORPORATION

**AN ORDINANCE APPROVING A ZONE DISTRICT DESIGNATION  
AMENDMENT AND ZONING DISTRICT MAP AMENDMENT  
LOCATED AT 2600 NORTH 1200 WEST**

WHEREAS, Laura and Ryan Hales, owners of property located at 2600 North 1200 West and further described by the legal description attached as Exhibit “A”, has applied for an amendment to the Zone District and Zoning District Map; and

WHEREAS, the applicant seeks to have said parcel designated as Mixed-Use (MU); and

WHEREAS, following a public hearing on October 13, 2022, the Lehi City Planning Commission reviewed the proposed Zoning District Designation and Zoning District Map amendment and forwarded it to the City Council to decide on the proposed amendment; and

WHEREAS, on November 15, 2022, the City Council held a duly noticed meeting to receive public comment and ascertain the facts regarding this matter, which facts and comments are found in the hearing record and which include the staff report, minutes from the Planning Commission meeting of October 13, 2022; and

WHEREAS, after considering the facts and comments presented to the Municipal Council, the Council finds: (i) the request for a Zone District Designation amendment and Zoning District amendment is consistent with the Lehi City General Plan Land Use Map adopted by the Lehi City Council on January 25, 2022 (and as subsequently amended); and (ii) such action furthers the health, safety and welfare of the citizens of Lehi.

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

**PART I:**

The Zone District Designation and the Zoning District Map of the property described on Exhibit “A” are hereby amended to Mixed-Use (MU).

**PART II:**

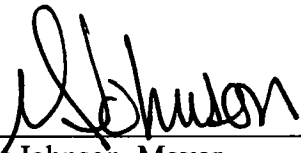
A. If a provision of this Ordinance -2022 conflicts with a provision of a previously adopted ordinance concerning the same title, chapter, and/or section number amended herein, the provision in this Ordinance shall prevail.

B. This ordinance and its various section, clauses and paragraphs are hereby declared to be severable. If any part, sentence, clause or phrase is adjudged to be unconstitutional or invalid, the remainder shall not be affected thereby.

C. The City Council hereby directs that the official copy of the Lehi City Code be updated to reflect the provisions enacted by this Ordinance.

D. This Ordinance shall take effect immediately after being posted or published as required by law.

Approved and Adopted by the City Council of Lehi City this 15<sup>th</sup> day of November 2022.

  
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Mark Johnson, Mayor

ATTEST

  
\_\_\_\_\_  
Teisha Wilson, City Recorder

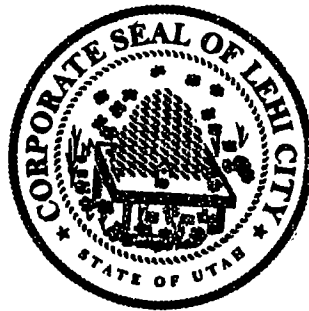


EXHIBIT "A"

PARK PLACE SUITES ZONE CHANGE PROPERTY LEGAL DESCRIPTION

COM N 0 DEG 10' 1" E 41.97 FT & E 44.55 FT FR SW COR. SEC. 32, T4S, R1E, SLB&M.; N 0 DEG 0' 20" E 164.95 FT; E 58.19 FT; ALONG A CURVE TO R (CHORD BEARS: S 34 DEG 11' 33" E 223.19 FT, RADIUS = 2732.78 FT); S 89 DEG 44' 0" W 162.48 FT; N 20.42 FT; W 21.15 FT TO BEG. AREA 0.512 AC.