

Notice of Public Hearing

Notice is hereby given of a public hearing on changes to Title 10 chapter 15 sections 23 and 25 of the Land Use Ordinance for the Town of Apple Valley. Hearing will be held on **May 27, 2010** at the Smithsonian Fire Station building, 1777 North Meadow Lark Lane, Apple Valley, UT. The changes may be viewed at the fire station the by contacting Shannon at 435-877-1190.

CERTIFICATE OF POSTING I, as duly appointed Recorder for the Town of Apple Valley, hereby certify that copies of the notice of meeting and agenda were posted at the Smithsonian Fire Department, and Utah Public Meeting Notice website <http://pmn.utah.gov> and www.applevalleyut.org on the 17th day of May, 2010.

Dated this 17th day of May, 2010
Shannon Moser, Recorder Town of Apple Valley.

10:15:23 ACCESSORY BUILDINGS AND ACCESSORY USES, GENERAL REQUIREMENTS

FROM

G. AGRICULTURAL USE ACCESSORY BUILDINGS, INCLUDING BARNs AND STABLES, SHALL BE CONSTRUCTED OF MATERIALS AND COLORS DESIGNED TO BLEND WITH THE PRIMARY BUILDING.

TO

G. AGRICULTURAL USE ACCESSORY BUILDINGS, INCLUDING BARNs AND STABLES, SHALL BE CONSTRUCTED **OF SERVICEABLE BUILDING MATERIALS.**

FROM

J. NO SHIPPING CONTAINER, CARGO CONTAINER, SHIPPING CRATE, BOX, TRAILER OR SIMILAR MOVABLE PIECE OF EQUIPMENT OR OBJECT SHALL BE USED AS AN ACCESSORY BUILDING.

NO SHIPPING CONTAINER, CARGO CONTAINER, SHIPPING CRATE, BOX OR SIMILAR PIECE OF EQUIPMENT OR OBJECT SHALL BE USED AS AN ACCESSORY BUILDING, UNLESS SAID CONTAINER, MEETS THE REQUIREMENTS OF SECTION 10:15:25,

TO

J.

10:15:25 SMALLER ACCESSORY BUILDINGS, EXEMPT FROM BUILDING PERMIT REQUIREMENTS FROM

AN ACCESSORY BUILDING WITH A MAXIMUM HEIGHT OF TEN FEET (10') AND A MAXIMUM SIZE LESS THAN TWO HUNDRED (200') SQUARE FEET SHALL NOT REQUIRE A BUILDING PERMIT, PROVIDED ALL SETBACK REQUIREMENTS FOR THE ZONING DISTRICT IN WHICH THE ACCESSORY BUILDING IS LOCATED ARE MET, NO PORTION OF THE ACCESSORY BUILDING IS WITHIN ONE FOOT (1') OF ANY PROPERTY LINE, AND NO STORM WATER RUNOFF FROM THE ACCESSORY BUILDING IS ALLOWED TO RUN ONTO ADJACENT PROPERTY. NO POWER OR WATER INCLUDED IN BUILDING.

AN ACCESSORY BUILDING WITH A MAXIMUM HEIGHT OF TEN FEET (10') AND A MAXIMUM SIZE LESS THAN TWO HUNDRED (200') SQUARE FEET SHALL NOT REQUIRE A BUILDING PERMIT, PROVIDED ALL SETBACK REQUIREMENTS FOR THE ZONING DISTRICT IN WHICH THE ACCESSORY BUILDING IS LOCATED ARE MET, NO PORTION OF THE ACCESSORY BUILDING IS WITHIN ONE FOOT (1') OF ANY PROPERTY LINE, AND NO STORM WATER RUNOFF FROM THE ACCESSORY BUILDING IS ALLOWED TO RUN ONTO ADJACENT PROPERTY. **THE ACCESSORY BUILDING SHALL BE PAINTED AND MAINTAINED TO BLEND IN WITH THE PRIMARY STRUCTURE. THE TOTAL SIZE OF MULTIPLE STRUCTURES ALLOWED WITHOUT BUILDING PERMITS SHALL NOT EXCEED ONE PERCENT (1%) OF THE LOT SIZE. NO POWER OR WATER SHALL BE INCLUDED IN THE BUILDING.**

Note; 1 acre = 43560 sq. ft. x 1% = 436 sq ft

Allows for 2 ea 200 sq ft. sheds without requiring a building permit on an one acre lot, 1 shed on an 'A acre lot.