

**PERRY CITY
RESOLUTION 2022-20**

MODRATE INCOME HOUSING REPORT

**A RESOLUTION OF PERRY CITY, UTAH, ADOPTING THE ANNUAL
MODERATE INCOME HOUSING REPORT.**

WHEREAS, Perry City (hereafter "City") is a municipal corporation duly organized and existing under the laws of the State of Utah;

WHEREAS, *Utah Code Annotated* §10-9a-408 requires the City to submit an annual "Moderate Income Housing Report" (hereafter "Report") to the Housing and Community Development Division within the Department of Workforce Services;

WHEREAS, the City has prepared and submitted its annual Report and now desires to adopt the same by this Resolution;

NOW, THEREFORE, BE IT RESOLVED by the City Council of Perry City, Utah, that the Report attached in Exhibit "A" incorporated herein by this reference is hereby adopted. The Mayor or City Administrator is hereby authorized to execute any documents related to the Report. This Resolution is effective immediately upon passage and approval.

PASSED AND ADOPTED by the City Council on this 8th day of December, 2022.



KEVIN JEPPSEN, Mayor

VOTING:

Tueller	Yea <u>X</u> Nay <u> </u>
Wright	Yea <u>X</u> Nay <u> </u>
Ostler	Yea <u>X</u> Nay <u> </u>
Walker	Yea <u>X</u> Nay <u> </u>
Young	Yea <u>X</u> Nay <u> </u>

ATTEST:



City Recorder



EXHIBIT A

In conformance with *Utah Code Annotated* §10-9a-408 Perry City adopts the following strategies and implementations:

B - Demonstrate investment in the rehabilitation or expansion of infrastructure that facilitates the construction of moderate income housing;

In 2022 Perry City upsized three water lines to increase development potential in the southern areas of the city. These projects included the following:

1. Hwy 89 water main from 2700 S to 3000 S.
2. 3000 S water main from Hwy 89 to 1200 W.
3. 1200 W water main from 3000 S to 3200 S.

The water main upgrades provide greater capacity for development in these areas, which includes multiple developments with moderate income housing components.

Perry City is working towards drilling a new water well (Nielson Well) and storage tanks to accommodate additional growth, including multi-family housing to accommodate moderate income housing needs. The current timeline for completion of the well is 2026.

E - Create or allow for, and reduce regulations related to, internal or detached accessory dwelling units in residential zones

In 2020 Perry City adopted new code language allowing for internal and detached accessory dwelling units in all residential zones and for all existing single family residences regardless of zoning. We have marketed this option via social media and our city newsletter.

Perry City will continue to promote ADU's in our community. We will also track the number of ADU applications on an annual basis.

G - Amend land use regulations to allow for higher density or new moderate income residential development in commercial or mixed-use zones near major transit investment corridors;

The Utah Transit Authority has planned the future FrontRunner corridor to come through the west side of Perry with a station on the north end of the city. All property within Perry will be within 2 miles of this corridor. Beginning in 2020 Perry City has made a series of code amendments to allow additional density and affordable housing throughout the city. The most affordable housing units were allotted along our transit corridors including and additional 240 apartments near the proposed FrontRunner station.

In addition to the steps that have been taken, Perry City will reevaluate property south of the FrontRunner station for additional density once the necessary infrastructure is available to the properties. Such evaluations and improvements will depend significantly on proposed developments on adjacent properties in Brigham City.

Perry City will continue to promote the development options in this area and will annually track development applications in these areas and the progress of adjacent projects in Brigham City.

