



ENT 1662:2025 PG 1 of 3
ANDREA ALLEN
UTAH COUNTY RECORDER
2025 Jan 9 01:57 PM FEE 0.00 BY TH
RECORDED FOR UTAH COUNTY COMMUNITY DEVE

ORDINANCE NO. 2025-45

AN ORDINANCE AMENDING SECTION 6.04 OF THE UTAH COUNTY LAND USE ORDINANCE TO PROVIDE AN EXCEPTION TO THE WATER FORM WHEN THE OWNER OBTAINS WATER FROM A MUNICIPAL WATER SYSTEM OR SPECIAL SERVICE DISTRICT WATER SYSTEM

WHEREAS, an applicant has initiated a review of Section 6.04 of the Utah County Land Use Ordinance (UCLUO), to provide an exception to the water form when the owner obtains water from a municipal water system or special service district water system; and

WHEREAS, the Planning Commission addressed the proposed amendment to the Utah County Land Use Ordinance during a regularly scheduled meeting of the Planning Commission on December 17th, 2024, held a public hearing regarding the proposed amendment, and made a recommendation to the Board of County Commissioners regarding the proposed amendment; and

WHEREAS, the Board of County Commissioners has received and carefully reviewed the recommendation from the Planning Commission regarding the proposed amendment, and the minutes from the Utah County Planning Commission meeting and public hearing regarding the proposed Utah County Land Use Ordinance; and

WHEREAS, the Board of County Commissioners has received and carefully reviewed the input, documents, and testimony from the public regarding the proposed Utah County Land Use Ordinance; and

WHEREAS, the Board of County Commissioners finds the amendment to the Utah County Land Use Ordinance is consistent with the Utah County General Plan and the other provisions of the Utah County Land Use Ordinance; and

WHEREAS, the Board of County Commissioners finds the proposed Utah County Land Use Ordinance is in the best interest of the health, safety, and welfare of the citizens of Utah County, considering all factors;

NOW, THEREFORE, THE COUNTY LEGISLATIVE BODY OF UTAH COUNTY ORDAINS AS FOLLOWS:

Part I:

Section 6.04 of the Utah County Land Use Ordinance is hereby amended, including any appropriate re-numbering and re-formatting of applicable subsections, to read as depicted below for the applicable subsections:

6.04 Health Department Approval, Water And Sewer

- A. The owner of the lot or parcel has signed and recorded in the office of the Utah County Recorder a restrictive covenant, acknowledgment and disclaimer, in a form acceptable to the Utah County Commission, which acknowledges and gives notice of the potential of a determination by the Utah Division of Water Rights or a court of competent jurisdiction which may reduce the quantity, pressure, flow, or delivery of the source of water and releases Utah County for any damage, liability, obligation, or loss that might subsequently occur or arise as a result of any reduction of water.
1. Exception: This form is not required for a permit associated with the remodel of, or addition to, any existing residence or other existing use or structure with domestic water and/or sewage disposal facilities.
 2. Exception: This form is not required for any lot or parcel which obtains its proposed potable water source supply from a state-approved municipal water system or special service district water system. Documentation of an approved connection to the water system shall be provided.
- B. If the source of water is subsequently reduced or eliminated below the required amount for the subject structure or use through a determination by the Utah Division of Water Rights, by a court of competent jurisdiction, or for any other reason, then a replacement source of water shall be provided that meets all applicable requirements for quantity, pressure, flow, and delivery required for the original structure or use.
1. Exception: If a lesser amount of water is allowed by this ordinance which is applicable to such original structure or use, the Utah County Commission may approve the lesser amount consistent with the provisions and requirements associated with the lesser amount.

Part II:

A copy of the Utah County Land Use Ordinance, as amended herein, is hereby ordered to be filed in the office of the Utah County Clerk.

Part III:

If any of the sections, sentences, clauses, or provisions of this ordinance shall for any reason be adjudged inapplicable or invalid by a court of competent jurisdiction, such shall not affect or invalidate the remaining portion contained herein.


Part IV:

This ordinance shall become effective fifteen (15) days after it is passed and upon at least one (1) publication in a newspaper published in and having general circulation in Utah County.

APPROVED and ADOPTED this 8th day of January 2025.



ATTEST:
AARON R. DAVIDSON
Utah County Clerk

By: 
Deputy Clerk / Jolynn Clegg

BOARD OF COUNTY COMMISSIONERS,
UTAH COUNTY, UTAH


BRANDON B. GORDON, Chair

APPROVED AS TO FORM AND LEGALITY:
JEFFREY S. GRAY
Utah County Attorney

By: 
Deputy County Attorney / Dale Eyre

	VOTE	
	YEA	NAY
BOARD OF COUNTY COMMISSIONERS, UTAH COUNTY, UTAH	<u> X </u>	<u> </u>
BRANDON B. GORDON, CHAIR	<u> X </u>	<u> </u>
AMELIA POWERS GARDNER, COMMISSIONER	<u> X </u>	<u> </u>
SKYLER BELTRAN, COMMISSIONER	<u> X </u>	<u> </u>