



ORDINANCE NO: 27-2025

ENT 39621 3 2025 PG 1 of 3  
ANDREA ALLEN  
UTAH COUNTY RECORDER  
2025 May 29 12:28 PM FEE 0.00 BY MG  
RECORDED FOR LEHI CITY

**AN ORDINANCE APPROVING A ZONE DISTRICT DESIGNATION  
AMENDMENT AND ZONING DISTRICT MAP AMENDMENT  
LOCATED AT 206 N 1100 W**

WHEREAS, Caden Hazard, applicant for property located at 206 N 1100 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 R-1-22; and

WHEREAS, following a public hearing on April 10, 2025, 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 May 13, 2025, the Lehi 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 April 10, 2025; 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 R-1-22.

**PART II:**

A. If a provision of this Ordinance 27-2025 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.

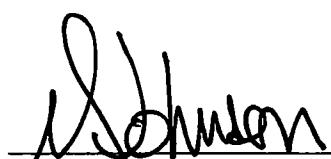
B. This ordinance and its various section, clauses and paragraphs are hereby declared to be severable. If any part, sentence, clause or phrase is adjudged to be unconstitutional or invalid, the remainder shall not be affected thereby.

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 13<sup>th</sup> day of May 2025.

ATTEST



Mark Johnson, Mayor



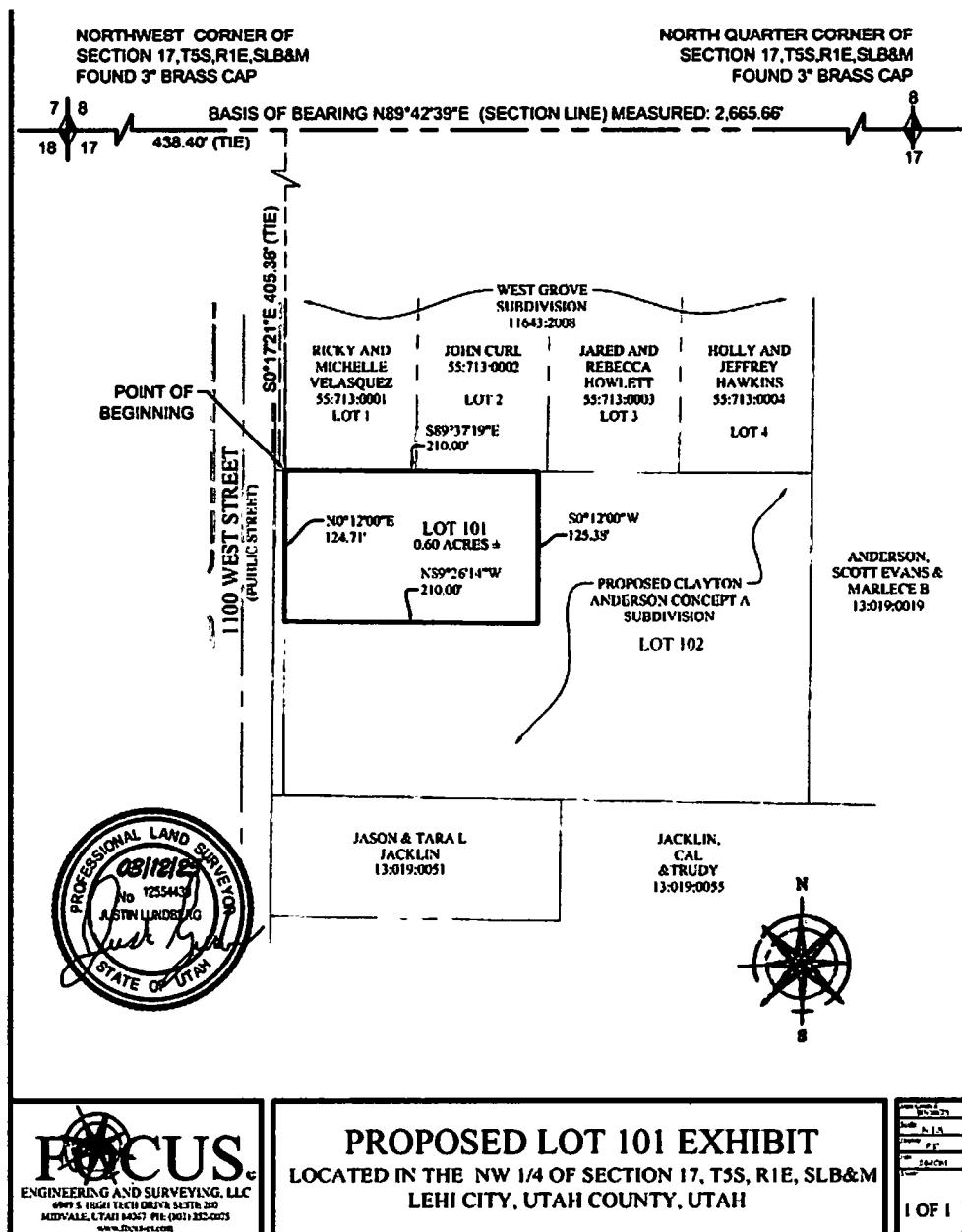
Teisha Wilson, City Recorder



## EXHIBIT "A"

## Anderson Zone Change

## Legal Description:



PROPOSED LOT 101 EXHIBIT  
LOCATED IN THE NW 1/4 OF SECTION 17, T5S, R1E, SLB&M  
LEHI CITY, UTAH COUNTY, UTAH