

CHAPTER 15: ZONES

15.1. ESTABLISHMENT OF ZONING DISTRICTS.

For the purposes of this ordinance, the territory of the Town of Virgin to which this ordinance applies is divided into the following zoning districts:

- Residential.....R**
- Rural Residential.....RR**
- MOBILE HOME.....MH**
- Agricultural.....AG**
- Commercial.....C**
- Restricted Development-Overlay ZONE.....RD**
- Resort ZONE.....RZ**
- Highway Resort ZONE.....HRZ**
- OPEN SPACE DISTRICT.....OS**

15.2. RULES FOR LOCATING BOUNDARIES.

Where uncertainty exists as to the boundary of districts as shown on the Virgin Zoning Map, the following rules shall apply:

15.2.1. Boundaries indicated as approximately following the centerline of streets, highways, or alleys shall be construed to follow such centerlines and in the event of change in the centerline shall be construed as moving with the centerlines.

15.2.2. Boundaries indicated as approximately following the right-of-way lines of streets, highways, or alleys shall be construed to follow such right-of-way lines, and in the event of a change in the right-of-way line shall be construed as moving with the right-of-way line.

15.2.3. Boundaries indicated as approximately following platted lot lines shall be construed to follow such lot lines.

15.2.4. Boundaries indicated as parallel to or extensions of features indicated in sub-sections one (1) through three (3) above shall be so construed. Distances not specifically indicated on the official map shall be determined by the scale of the map.

15.2.5. In case any further uncertainty exists, the Virgin Town Appeal Authority shall determine the location of such boundaries.

15.2.6. Boundaries of each of the said zones are hereby established as described herein or as shown on the map entitled Virgin Town Zoning Map which map is on file with the Virgin Town clerk and all boundaries shown thereon are made by this reference as much a part of this ordinance as is fully described and detailed herein.

15.3. SUPPLEMENTARY REGULATIONS TO ALL ZONING DISTRICTS.¹

The Town of Virgin shall require corrective action by responsible parties to control the impacts on Town image and neighboring properties of negligence in upkeep, as described in Chapter 4.19., Property Maintenance.

15.4. ANNEXATIONS.

All proposed annexations of property shall come before the Virgin Town Planning and Zoning Commission for recommendation of approval or disapproval to the Virgin Town Council. All annexed property will come into Virgin zoned as follows:

The Virgin Town Council may assign a zoning designation to territory annexed to the municipality at the time the territory is annexed. If the Town Council does not assign a zone to territory at the time it is annexed, the territory annexed shall be zoned open space [according to the zone of Virgin with which it has the longest common boundary].

15.5. LISTING OF ORDINANCE AND MAP.

This ordinance and map shall be filed in the custody of the Virgin Town Clerk and may be examined by the public subject to the reasonable regulations established by said Clerk.

¹*As amended September 2013 pursuant to ordinance #13-092513-2*