

Section 16.24.050 Vistas-Restrictive covenants.

Any subdivision to take place in Duchesne County within direct sight from any federal, state highway or County road, or any other location that the Planning Commission believes would have significant impact by reason of the public view, shall, prior to acceptance of the preliminary plat from the Planning Commission, have drafted ample restrictive covenants to protect the view. If aforesaid covenants are not ample, in the opinion of the Planning Commission, to protect the scenic vistas existing in the proposed area, the commission may deny said subdivision proposal. Aforesaid denial postpones preliminary plat approval until such time as acceptable covenants are drafted. At such time as restrictive covenants are drafted to protect the public vista in the proposed subdivision, the Planning Commission may approve such subdivision approval. At the time the subdivider can present evidence that the accepted covenants are binding upon the proposed property the Planning Commission may proceed with final plat approval.