

R2024-09-03 - Resolution Adopting the Clearfield Station Area Plan

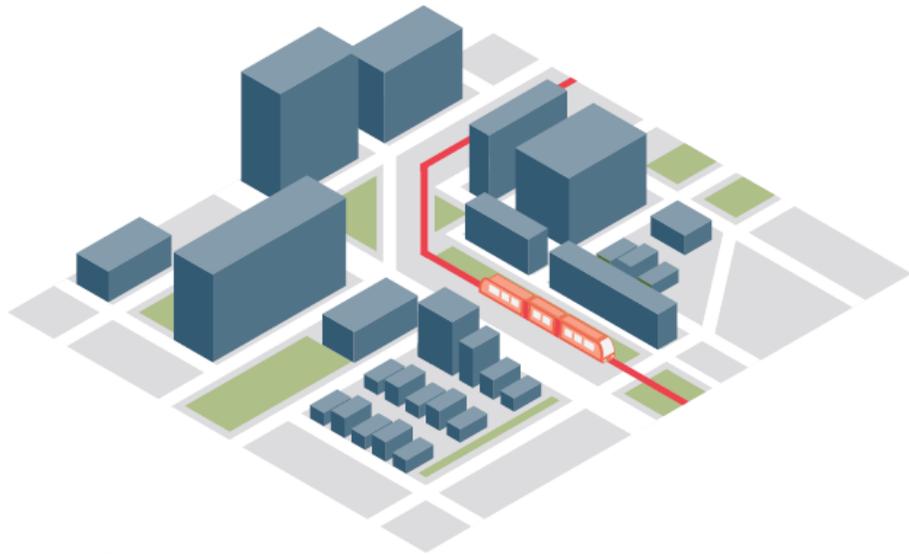


Clearfield Station Area Plan

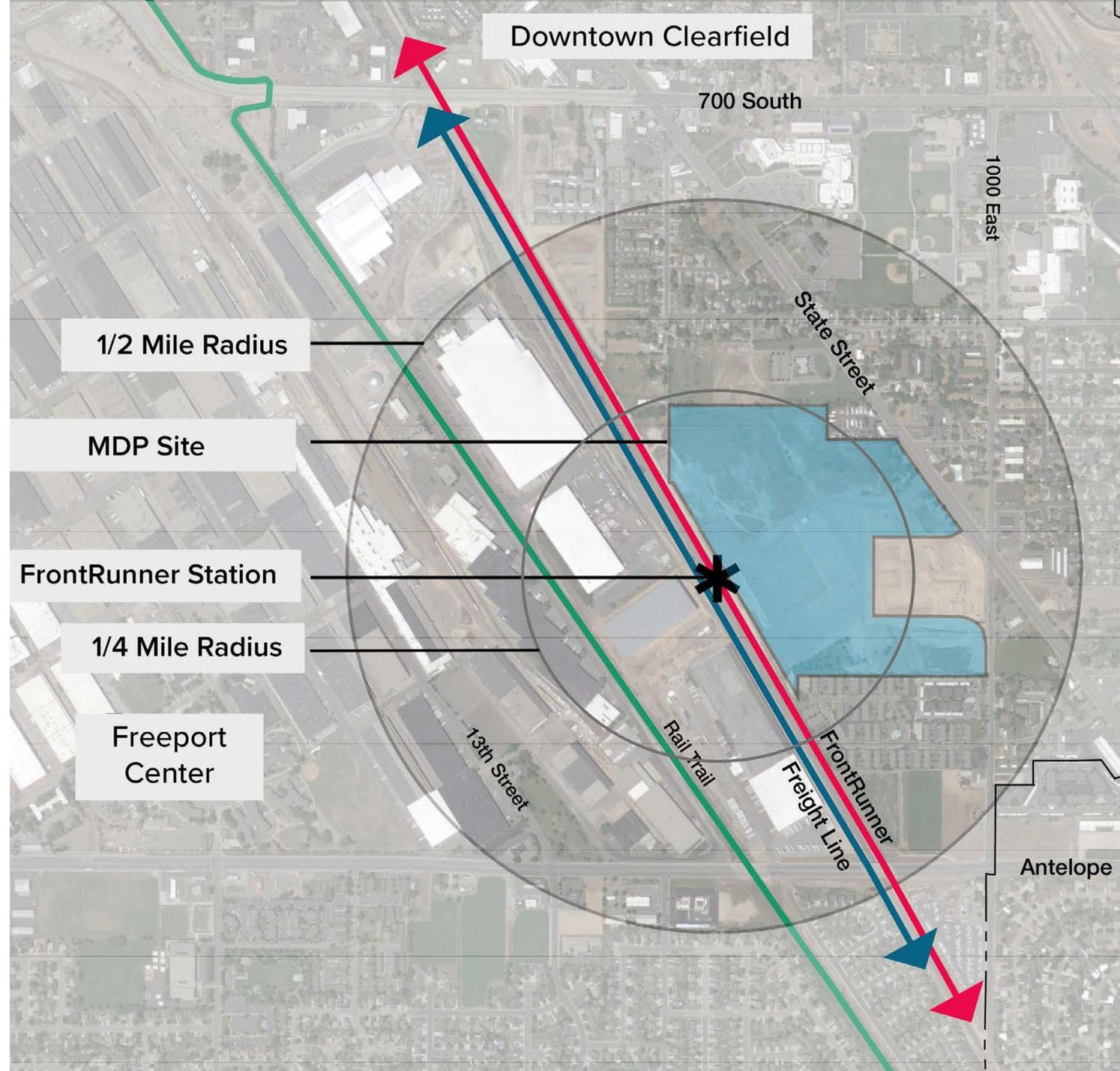
Clearfield SAP

2024 SAP Update

- **HB462 Requirements**
- **Population Growth**
- **Development Pressures**
- **Economic Incentives**
- **Design Guidelines**



Agenda Item 7.b.



Clearfield SAP

Plan Vision & Goals

- Create new destinations and amenities
- Create a complete community
- Generate transit ridership
- Promote quality urban design

Plan Elements

- Establish neighborhood districts
- Define streets and blocks framework plan
- Create a diverse future land use map
- Design an illustrative master plan



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UTA Property

- 56 Acres
- Station District Concept Plan
- Majority of proposed development

Land Use Category	Acres	Development Subtype
Medium-Density Residential	21.9	Townhomes Apartments
Low-Density Mixed-Use	4.3	Retail Office
Medium-Density Mixed-Use	11.6	Retail Office
Office	5.5	n/a
Retail	5.6	n/a



Agenda Item 7.b.

Clearfield SAP

Approvals

- **May 28, 2024 – Murray City Council**
- **August 28, 2024 – UTA Local Advisory Council**



Questions & Comments

Recommended Action

(by roll call)

Motion to approve R2024-09-03 – Resolution Adopting the Clearfield Station Area Plan, as presented

