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Envision Morgan to unveil map, documentary summary

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MORGAN — The Envision Morgan team is ready to present its findings after several rounds of public input.

Town hall meetings will be held at 7 p.m. Wednesday and Thursday at the Morgan County office, 48 W. Young St., where residents can evaluate a vision of Morgan's future. The "snapshot" map will explore how anticipated growth could proceed in the county if residents implement quality growth principles, said Christie Oostema, Envision Utah project manager.

A summary of vision documents, including implementation ideas, also will be available for public inspection. Although the final documents will not be released until January, the public is invited to evaluate the principles that could guide future land use and conservation decisions.

To date, more than 700 residents have participated in the Envision Morgan process, a number that delights Envision Utah officials.

"Many people have been engaged, and we're trying to reflect back a vision that captures the values and the hopes that people collectively hold for the Morgan area," Oostema said in a news release. "The Envision Morgan process is first and foremost the public's process. We hope that the vision documents express the future that people envision when they think about maintaining a high quality of life for future generations."

The map slated for inspection during the town hall meetings suggests that most growth will occur in rural towns, with residential lots ranging from one-twelfth to one-half acre in size. The average lot size in the towns of Morgan city and Mountain Green would be a quarter acre.

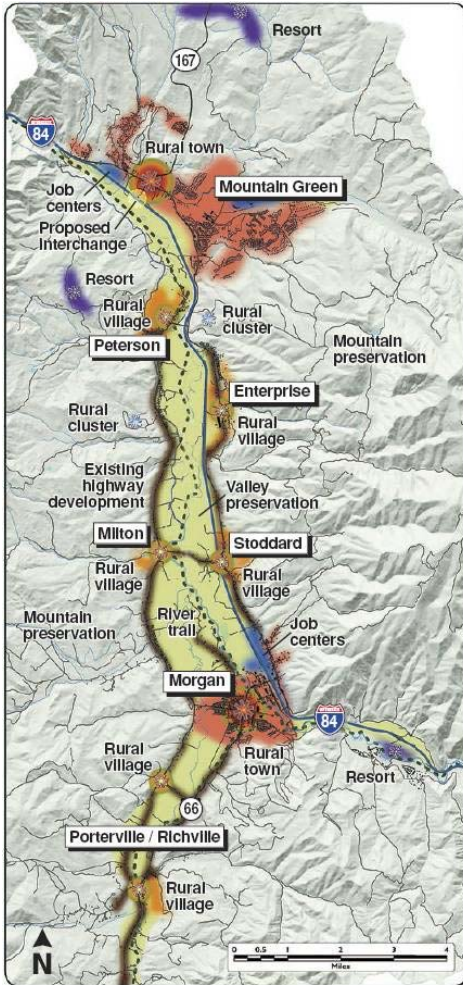
Smaller "rural villages" also can expect growth with an average half-acre lot size. However, conservation in such areas is encouraged, with guidelines specifying that for every half-acre lot developed, another half acre should be conserved.

More growth is envisioned in Peterson than in other villages.

Envision Morgan participants tended to identify a smaller lot, mixed-use pattern of growth in Peterson, with an average lot size of about a third of an acre.

"Morgan residents envision significant open space conservation, with a goal of permanently protecting lands with a variety of uses and characteristics" including farms, ranches, river corridors, mountains, viewsheds,

Morgan vision plan



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trails and recreation spaces, according to vision documents.

The map also highlights four "resort town" areas, where recreation and natural amenities can be accessed by residents and visitors alike.

The areas include Snowbasin, the Peterson Wilderness area, East Canyon and Round Valley.

The map includes a proposed interstate interchange at Interstate 84 and Trappers Loop.

A proposed river trail stretches across the entire valley, from Mountain Green to Morgan and then branching to East Canyon and Croydon.

While keeping an eye on future growth patterns, officials also gave a nod to the need to create job opportunities.

The map designates three job centers: two in Mountain Green and one north of Mor-

gan. New jobs may also be created within mixed-use areas such as rural towns, where compatible commercial and retail uses would be blended.

The vision map is not an official land use or zoning map, but instead illustrates one plausible way that growth could occur if certain principles are followed.

Envision Morgan coordinators used several principles to draft visioning documents following public comment. The principles include open land conservation; mixed-used neighborhoods and communities; creation of a variety of housing options to meet the needs of all income levels, family types, and stages of life; use of growth tools that allow for both real estate development and open land preservation; expansion of economic and education opportunities; and recreation opportunities.