

NOTICE AND AGENDA
PLANNING COMMISSION MEETING
February 23, 2006
Study Session: 6:30 p.m. (Public Meeting)
Public Meeting Regular Session: 7:00 p.m.

(Please note: In order to be considerate of everyone attending the meeting and to more closely follow the published agenda times, public comments will be limited to 3 minutes per person per item. A spokesperson who has been asked by a group to summarize their concerns will be allowed 5 minutes to speak. Comments which cannot be made within these limits should be submitted in writing to the Planning Department prior to noon the day before the meeting.)

- (7:00) 1. Minutes
2. City Council Report

SUBDIVISION/PLANNED UNIT DEVELOPMENT (PUD) APPLICATIONS

- (7:05) 3. Garbett Homes - Applicant is requesting a recommendation to approve the Final (PUD) Master Plan for the Farmington Crossing South PUD and a recommendation for final plat approval for first phase thereof. The proposed PUD, which consists of 101 lots on 8.4 acres, is located west of U.S. 89, north of I-15, east of the Shepard Creek Parkway, and south of the development known as Farmington Crossing at Spring Creek Pond Planned Unit Development (S-28-05).
- (7:15) 5. PCI #1 LLC (Public Hearing) - Applicant is requesting preliminary plat approval for Phase 1D of the Farmington Greens PUD which consists of 21 lots on 8.03 acres and is located at approximately 1400 West Clark Lane in an AE(PUD) zone (S-1-06).
- (7:25) 6. PCI #1 LLC (Public Hearing) - Applicant is requesting a recommendation for minor plat approval for a one lot subdivision (2.98 acres) located at approximately 50 South 1525 West in AE (PUD) zone (S-3-06).

GENERAL PLAN/ZONE CHANGE APPLICATIONS

- (7:35) 7. Lane Fishburn (Public Hearing) - Applicant is requesting a recommendation to amend the General Plan regarding 1.7509 acres of property located on the southwest corner of Main Street and South Mountain Road from "Low Density Residential" to "Office/Business Park", and to rezone the property from LR-F to BP-F (Z-3-06).
- (8:05) 8. Ron Martinez/America West Dev., LC (Public Hearing) - Applicant is requesting a recommendation to rezone approximately 64 acres of property located west of Park Lane and north of 100 North at approximately 1180 West Clark Lane from A to TOD (Z-1-06).

OTHER BUSINESS

- (8:25) 9. 1100 West Street Dedication (recommendation).

(8:30) 10. Miscellaneous, Correspondence, etc.

11. Motion to Adjourn.

(Please Note: Planning Commission applications may be tabled by the Commission if: 1. additional information is needed in order to take action on the item; OR 2. if the Planning Commission feels there are unresolved issues that may need additional attention before the Commission is ready to make a motion. No agenda item will begin after 10:00 p.m. without a unanimous vote of the Commissioners. The Commission may carry over Agenda items, scheduled late in the evening and not heard to the next regularly scheduled meeting.)

posted February 17, 2006

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City Planner