



FARMINGTON CITY

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CITY COUNCIL

DAVE MILLHEIM
CITY MANAGER

AGENDA PLANNING COMMISSION MEETING December 5, 2013

Public Meeting at the Farmington City Hall, 160 S. Main Street, Farmington, Utah

Study Session: 6:00 p.m. – Conference Room 3 (2nd Floor)
Regular Session: 7:00 p.m. – City Council Chambers (2nd Floor)

(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.)

1. Minutes
2. City Council Report

SUBDIVISION/ZONE CHANGE APPLICATIONS

3. Rich Cook (Public Hearing) - Applicant is requesting a recommendation for Schematic Plan approval for the Spring Creek Subdivision (102 units) on 8 acres located at approximately 700 North and 400 West. Applicant is also requesting a zone change from LS (Large Suburban) to CMU (Commercial Mixed Use) related thereto. (Z-3-12) (S-12-12)
4. Norm Frost / Ovation Homes (Public Hearing) – Applicant is requesting a recommendation/approval for a Preliminary (PUD) Master Plan and a Schematic Plan for the proposed Cottages at Rigby Road Planned Unit Development (P.U.D) consisting of 77 lots on 23.5 acres located at approximately 1350 West and 1800 North. The applicant is also requesting a recommendation for an LR Zone designation related thereto. (A-2-13; S-18-13)
5. Nick Mingo/Ivory Development – Applicant is requesting approval for Preliminary Plat approval for the Westwood Cove Conservation Subdivision (7 lots) on 4.057 acres located at the northwest corner of 650 West and Glover Lane in an AE zone. (S-3-13)
6. Scott Balling – Applicant is requesting a recommendation for Final Plat approval for the Kestrel Bay Townhomes (PUD) Subdivision (11 units) on .78 acres located at 145 West 620 South in an R-8 zone (S-11-12).

CONDITIONAL USE/SITE PLAN APPLICATIONS

7. Utah School Development/Tyler Brodrero (Public Hearing) – Applicant is requesting approval for a Conditional Use Permit and Site Development Application for the Ascent Academy Charter

School on property (approximately 5 acres) located on the southwest corner of 650 West and State Street in an AE zone. (C-11-13)

8. Dennis Greenhalgh (Public Hearing) – Applicant is requesting approval for a Conditional Use Permit to increase the height of an accessory building to be located on property (.46 acres) at 1477 North 410 West in an LR-F Zone. (C-12-13)

OTHER BUSINESS

9. Henry Walker Homes – Applicant is requesting approval to increase the building height in the proposed Avenues at Station Park subdivision in an RMU Zone from 2 stories to 3 stories as per Section 11-18-106 (S-10-13).
10. Miscellaneous, correspondence, etc.
Dog Grooming Business – Mural/Sign Discussion
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 November 27, 2013



Eric Anderson
Associate City Planner