

**AMENDED
NOTICE AND AGENDA
PLANNING COMMISSION MEETING**

January 25, 2007

Public Meetings at City Hall, 130 North Main
Study Session: 6:30 p.m., **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) APPLICATION

(7:05) 3. Jerry Preston - Applicant is requesting a recommendation for final plat approval for Phase 3 of the Rice Farms Estates PUD consisting of 16 lots on about 4.1 acres located at approximately 750 South Frontage Road in an LR(PUD) zone (S-25-05).

(7:10) 3a. Garff Cannon - Applicant is requesting a recommendation minor for plat approval for a two-lot subdivision consisting of 6.74 acres located at 235 South 200 East in an R-2 zone(S-21-06).

ZONE CHANGE APPLICATIONS

- (7:15) 4. Utah Landquest, LLC, Todd Bradford (Public Hearing) - Applicant is requesting a recommendation to rezone property (approx. 2.3 acres) located at the southwest corner 200 South and 200 East from A and R-4 to R-4(PUD), and Preliminary (PUD) Master Plan, Final (PUD) Master Plan, and final plat approval for a 14 lot PUD related thereto (S-35-05).
5. Randy Head (Public Hearing) - Applicant is requesting a recommendation for a zone change on approximately 10 acres of property located west of 1525 West and north of Phase III of the Farmington Ranches Subdivision from A to AE, and schematic plan approval for a subdivision related thereto (Z-15-06).

ZONE TEXT CHANGE APPLICATION

(8:05) 6. Farmington City (Public Hearing) - Applicant is requesting recommendation to consider text changes to the Zoning Ordinance regarding Alternative members for the Planning Commission and the Board of Adjustment (Chapters 3 and 5) (ZT-1-07).

OTHER BUSINESS

7. Miscellaneous, Correspondence, etc.,
a. Miller Meadows 2 street alignment modification request, Ron Rigby (S-5-05);
b. Brady Hall/North Park Development findings (Z-14-06 and S-24-06); and
c. Other.
8. 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 January 22, 2007

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City Planner