



# F A R M I N G T O N C I T Y

H. JAMES TALBOT  
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BRETT ANDERSON  
DOUG ANDERSON  
BRIGHAM MELLOR  
CORY RITZ  
REBECCA WAYMENT  
CITY COUNCIL

DAVE MILLHEIM  
CITY MANAGER

## AGENDA PLANNING COMMISSION MEETING June 21, 2018

Public Meeting at the Farmington City Hall, 160 S. Main Street, Farmington, Utah  
*Study Session: 6:00 p.m. – Conference Room 3 (2<sup>nd</sup> Floor)*  
**Regular Session: 7:00 p.m. – City Council Chambers (2<sup>nd</sup> 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

3. Jared Schmidt / Symphony Homes – Applicant is requesting final plat approval of the Eastridge Estates Phase II Conservation Subdivision consisting of 2 lots on 3.87 acres of property located at approximately 1500 South and 200 East in an LR-F (Large Residential – Foothill) zone. (S-4-17)
4. Jerry Preston / Elite Craft Homes – Applicant is requesting a recommendation for schematic plan approval of the proposed Makin Subdivision consisting of 4 lots on .86 acres of property located on the southeast corner of 650 West and Glover Lane in an AE (Agriculture Estates) zone. (S-9-18)

### SUBDIVISION – REZONE – PRELIMINARY PUD MASTER PLAN

5. Jared Schmidt / Symphony Homes (Public Hearing) – Applicant is requesting a recommendation for rezone, schematic plan, and preliminary PUD master plan approval for the Chestnut Farms Phase V Subdivision consisting of 26 lots on 10.27 acres of property located at approximately 1400 West and 475 South. The rezone application is requesting an amendment of the zoning map from an A (Agriculture) to an AE (Agriculture Estates) zone for the subject property (S-18-17 & Z-4-17).

### ZONING MAP AMENDMENT

6. Scott Adamson (Public Hearing) – Applicant is requesting a recommendation for rezone approval of 2.17 acres of property located at 1234 W. Glover Lane from an AA (Agricultural Very Low Density) to an A (Agriculture) zone. (Z-5-18)

## ZONE TEXT AMENDMENT

7. Symphony Homes (Public Hearing) – Applicant is requesting a recommendation for zone text amendment to Section 11-12-090 (Chapter 12) of the Zoning Ordinance related to setback standards for side-loaded garages in conservation subdivisions. (ZT-3-18)

## GENERAL PLAN AMENDMENT

8. Farmington City (Public Hearing) – Applicant is requesting approval to amend the General Plan by adding the recently completed Farmington Linkage Study regarding future I-15/US 89 pedestrian crossing options in the vicinity of the Park Lane Interchange as an appendix to the Farmington City Master Transportation Plan, an element of the City's General Plan. (MP-3-18)

## OTHER

9. Miscellaneous, correspondence, etc.
  - a. Other
10. 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 June 18, 2018

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Eric Anderson  
City Planner