

SMITHFIELD CITY CORPORATION

96 South Main
Smithfield, UT 84335

AGENDA

Public Notice is given that the Smithfield City Planning Commission will meet in a regularly scheduled meeting at 96 South Main, Smithfield, Utah, on **Wednesday, November 18, 2020**. The meeting will begin at 6:30 P.M.

Call to Order

1. Approval of Planning Commission Meeting Minutes from October 21, 2020.
2. Resident Input
3. Public Hearing, no sooner than 6:40 P.M., for the purpose of discussing Ordinance 20-33, an Ordinance rezoning Parcel Numbers 08-118-0010 and 08-118-0014 from R-1-10 (Single Family Residential 10,000 Square Feet), CC (Community Commercial) and A-3 (Agricultural 3-Acre) to CC (Community Commercial). The parcels are located at approximately 600 South 50 East.
4. Discussion and possible vote on Ordinance 20-33.
5. Public Hearing, no sooner than 6:45 P.M., for the purpose of discussing Ordinance 20-34, an Ordinance rezoning Parcel Number 08-118-0011 from A-3 (Agricultural 3-Acre) to RM (Multiple Family Residential). The parcel is located at approximately 650 South 100 East.
6. Discussion and possible vote on Ordinance 20-34.
7. Discussion and possible vote on the Conditional-Use Permit request by Mitch Butterfield to renovate a home at 143 North 100 West on a non-conforming lot. Parcel Number 08-082-0077.
8. Public Hearing, no sooner than 7:00 P.M., for the purpose of discussing Ordinance 20-35, an Ordinance rezoning Parcel Numbers 08-039-0015, 08-089-0004 and 08-089-0003 from A-10 (Agricultural 10-Acre) to R-1-10 (Single Family Residential 10,000 Square Feet). The parcels are located west of approximately 350 North 800 West and total approximately 29.04 acres.
9. Discussion and possible vote on Ordinance 20-35.
10. Public Hearing, no sooner than 7:15 P.M., for the purpose of discussing Ordinance 20-36, an Ordinance rezoning Parcel Number 08-083-0046 from RA-1 (Residential Agricultural 1-Acre) to R-1-10 (Single Family Residential 10,000 Square Feet). The parcel is located at 625 West 200 South and is 2.00 Acres.
11. Discussion and possible vote on Ordinance 20-36.

12. Discussion and possible vote on the request by Blue Ox Development for approval of the Final Plat for The Cove Phase 1, a (16) lot/unit subdivision located at approximately 30 South 1200 East. Zoned R-1-12 (Single Family Residential 12,000 Square Feet).
13. Discussion on proposed Ordinance 19-15, an Ordinance adding in its entirety to the current Smithfield City Municipal Code Title 17 “Zoning Regulations”, Chapter 17.81 “Master Planned Community (MPC) Zone”, Sections 17.81.010 “Purpose”, 17.81.020 “Allowed Uses”, 17.81.030 “Definitions”, 17.81.040 “Rezone Required”, 17.81.050 “Development Standards”, 17.81.060 “Open Space”, 17.81.070 “Streets, Circulation & Parking”, 17.81.080 “Walking/Biking Trails”, 17.81.090 “Landscaping”, 17.81.100 “Density Bonuses”, 17.81.110 “Approval Process”, 17.81.120 “Failure to Progress”, 17.81.130 “Development Agreement”, and 17.81.140 “Modification of Approved Plan”.

Adjournment

*****Items on the agenda may be considered earlier than shown on the agenda.*****

In accordance with the Americans with Disabilities Act, individuals needing special accommodation for this meeting should contact the City Recorder at (435) 792-7990, at least three (3) days before the date of the meeting.