

SMITHFIELD PLANNING COMMISSION
Smithfield City Council Chambers
96 South Main
Smithfield UT 84335

NOTICE and AGENDA

Public Notice is hereby given that the Smithfield Planning Commission will hold a Planning Commission Meeting at 7:00 p.m. on Wednesday, January 16, 2019 in the Smithfield City Council Chambers, 96 South Main, Smithfield, Utah.

7:00 p.m. Opening Ceremonies

Workshop session: Video Training - Utah State Open and Public Meetings Act, Part 2 (2017) - David Church, General Counsel for the Utah League of Cities & Towns.

Agenda items:

1. 7:40 p.m. Resident Input
2. 7:44 p.m. Consideration of Consent Agenda
Minutes of the December 19, 2018 Planning Commission Meeting
3. 7:45 p.m. **PUBLIC HEARING** to consider a request by Visionary Homes 2018, LLC, agents for Square Top Inc. (formerly Lundberg, Johnson and Jacobsen Inc)., to **rezone** property located north of Birch Creek Elementary at approximately 250-300 North 800 West from A-10 (Agricultural -10 Acre) to R-1-10 (Single Family Residential 10,000 sq. ft), Ordinance #19-02 (Parcels# 08-042-0008, 3.80 acres; 08-079-0001, 12.83 acres & 08-079-0018, 15.58 acres).
4. 7:55 p.m. Steven Parkinson has requested consideration and approval of the Final Plat for Red Hawk Estates, a 14 Lot/Unit subdivision located at approximately 450 S 700-800 E. Zoned R-1-10
5. 8:00 p.m. The Commission will review and consider for approval the "Rules of Procedure and Conduct for the Planning Commission" and "Public Hearing Procedures"
6. 8:10 p.m. The Commission will continue to review and consider possible changes to the current uses allowed as Permitted or Conditional and uses that are not allowed in the Land Use Matrix under the CB Zone (Central Business District).

7. 8:20 p.m. The Commission will continue discussing single family residential lots under 10,000 sq. ft. and reviewing a draft copy of a proposed ordinance. (proposed draft Ordinance #18-10)
8. 8:30 p.m. Obodo Development, agent for Craig Poppleton-property owner, has requested consideration of approval of the Concept Plan for Summit Creek Place Subdivision, 32 Units (2.77 acres) located at approximately 451 N Main. Zoned CC/MU (Community Commercial/ Mixed Use Overlay)
9. 8:35 p.m. Obodo Development, agent for Craig Poppleton-property owner, has requested consideration of approval of the Preliminary Plat for Summit Creek Place Subdivision, 32 Units (2.77 acres) located at approximately 451 N Main. Zoned CC/MU (Community Commercial/ Mixed Use Overlay)
10. 8:45 p.m. **ADJOURNMENT**

Posted this 10th day of January 2019 at the Smithfield City Offices, City Web Page, and the Utah Public Meeting Notice web site. Notice provided to The Herald Journal this 10th day of January 2019.

Charlene Izatt, Deputy Recorder

ITEMS ON THE AGENDA MAY BE CONSIDERED EARLIER THAN SHOWN ON THE AGENDA.

In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during this meeting should notify Charlene Izatt, Smithfield City Offices, at 435-792-7989 at least three (3) working days prior to the meeting.