

**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, February 21, 2018 in the Smithfield City Council Chambers, 96 South Main, Smithfield, Utah.

7:00 p.m. Opening Ceremonies

- Jackie Hancock will be presiding as Chairperson.
- Swearing in of Nathan Wright, Mason Niederhauser and Scott Gibbons as Planning Commissioners.

**Workshop session:** Presentation of a training video discussion on Short Term Rentals and a training video on Conditional Use Permits, created by the Land Use Academy of Utah (LUAU) for review and discussion.

**Agenda items:**

1. 7:15 p.m. Resident Input
2. 7:20 p.m. Consideration of Consent Agenda  
Minutes of the December 20, 2017, **no meeting held** on January 17, 2018 Planning Commission Meeting
3. 7:22 p.m. Election of a Chairperson and Vice Chairperson for the Planning Commission
4. 7:25 p.m. The Commission will review and consider for approval the “Rules of Procedure and Conduct for the Planning Commission” and “Public Hearing Procedures”
5. 7:30 p.m. **PUBLIC HEARING** to consider a request by Neighborhood Housing Solutions for a **rezone** of property located at approximately 675 North 600 East (Crow Mountain Road) from A-10 (Agricultural-10 Acre) to R-1-12 (Single Family Residential 12,000 sf) **Ordinance #18-03**, Parcel #08-044-0036, 11.97 Acres.

6. 7:35 p.m. **PUBLIC HEARING** to consider approval of proposed **Ordinance #18-02** which amends the Smithfield City Code, Title 16 “Subdivision Regulations” in particular Chapter 16.06 “Minor Subdivisions”, Section 16.06.070 “Required Improvements”
7. 7:40 p.m. **PUBLIC HEARING** to consider recommending approval of proposed **Resolution #18-01** which adopts amendments to the Smithfield City Construction Standards & Designs, Part I “Design Standards”, Chapter 2.0 “Street Design”, Section 2.3 “Street Sections”, paragraphs C, D, E & F.
8. 7:45 p.m. Continued review and discussion on short-term rentals-Airbnb (Air Bed and Breakfast) and VRBO (Vacation Rental by Owner).
9. 8:00 p.m. **ADJOURNMENT**

Posted this 16th day of February 2018 at the Smithfield City Offices, City Web Page, and the Utah Public Meeting Notice web site. Notice provided to The Herald Journal this 16th day of February 2018.

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.