

WEST VALLEY CITY PLANNING COMMISSION AGENDA
Wednesday January 14, 2009

Planning Commission Technical Committee January 6, 2009 @ 8:00 a.m.
Planning Commission Study Session January 7, 2009 @ 3:00 p.m.
Planning Commission Pre-Meeting..... January 14, 2009 @ 3:00 p.m.
Planning Commission Meeting January 14, 2009 @ 4:00 p.m.

__ Woodruff __ Fuller __ Matheson __ Mills __ Conder __ Davis __ Jones

ZONE CHANGE APPLICATION

Z-9-2008 Petition by **COLIN WRIGHT** with Blackridge Development requesting a **zone change** from M (manufacturing) to R-1-4 (single family residential, minimum lot size 4,000 square feet) for 7.9 acres and MXD (mixed use) for 8.2 acres. The proposed 8.2 acres of mixed use includes retail, office, senior apartments, and apartments. The property is located at 5300 South and 5600 West on 16.1 acres. (Staff - **Steve Pastorik** at 963-3554) (*Continued from the December 10, 2008 PC Hearing*)

ZONE TEXT CHANGE APPLICATIONS

ZT-17-2008 Petition by **WEST VALLEY CITY** requesting a zone text modification addressing Ultimate Fighting in sections 7-6-1108, 7-2-131, 7-6-1002, and 7-6-1012 of the West Valley City Code. (Staff- **Hannah Thiel** at 965-5814)

ZT-18-2008 Petition by **WEST VALLEY CITY** requesting a zone text change to the temporary sign ordinance to accommodate road widening construction in section 11-5-102 of the West Valley City Code. (Staff- **Hannah Thiel** at 965-5814)

CONDITIONAL USE APPLICATIONS

C-55-2008 Petition by **ANGELICA GUANUNA**, representing World Wide Auto, requesting a **conditional use amendment** to expand an existing used car sales and storage lot. The property is located at 7020 West Gates Ave on .86 acres and is zoned 'M' (manufacturing). (Staff- **Jody Knapp** at 963-3497)

C-57-2008 Petition by **KEY BANK** requesting **conditional use approval** for a new bank to be located at 2678 South 5600 West. The property is .94 acres and is zoned 'C-2' (general commercial). (Staff- **Jody Knapp** at 963-3497)

C-61-2008 Petition by **MCDONALD'S RESTAURANT** requesting a **conditional use amendment** for a site remodel. The property is located at 3464 West 3500 South on 0.95 acres and is zoned 'C-2' (general commercial). (Staff- **Hannah Thiel** at 965-5414)

C-62-2008 Petition by **THE E-CENTER** requesting a **conditional use amendment** for a remodeled pole sign. The property is located at 3200 South Decker Lake Drive on 29.14 acres and is zoned 'C-2' (general commercial). (Staff- **Hannah Thiel** at 965-5814)

PLANNING COMMISSION BUSINESS

Approval of Minutes from December 10, 2008 (Regular Meeting)

West Valley City does not discriminate on the basis of race, color, national origin, sex, religion, age or disability in employment or the provision of services. If you are planning to attend this public meeting and, due to a disability, need assistance in understanding or participating in the meeting, please notify the City eight or more hours in advance of the meeting. We will try to provide whatever assistance may be required. The person to contact for assistance is Nichole Camac, 963-3282.