

### NOTICE OF PUBLIC HEARING BEFORE THE PLANNING COMMISSION

The Provo City Planning Commission will hold a public hearing on Wednesday, April 22, 2009, at 5:00 p.m. in the Municipal Council Chambers of the Provo City Center, located at 351 West Center Street. The items listed below will be discussed, and anyone interested is invited to attend and provide comment. Preceding the public hearing, a briefing will be held at 4:30 p.m. in the Community Development Conference Room, located at 330 West 100 South. The briefing is open to the public; however, formal presentation of items, public comment and actions will be reserved for the public hearing at 5:00 p.m. in the Municipal Council Chambers.

#### Public Hearings:

- ITEM 1\* Gardner and Associates request annexation of approximately 346.72 acres located generally west of Geneva Road and east of Utah Lake, between approximately 1300 North and 2000 North currently located in Utah County. This property will be zoned R 1.20 (One Family Residential - 20,000 square foot lots) as outlined in Chapter 14.02.080. ***Lakeview North Neighborhood 08-0001A Continued from the September 24, 2008 hearing***
- ITEM 2\* Gardner and Associates request approval of the Villages at Celebration Specific Development Plan (a mixed use development) containing approximately 346.72 acres, located generally west of Geneva Road and east of Utah Lake, between 1300 North and 2000 North currently located in Utah County. ***Lakeview North Neighborhood Continued from the September 24, 2008 hearing***
- a) Preliminary Project Approval for 1,172 housing units including one family and multi-family housing units and approximately 140,000 square feet of office and commercial uses. (08-0033PPA)
  - b)\* Request to rezone 346.72 acres from R1.20 (One Family Residential) to SDP5 (Specific Development Plan) to be known as The Villages at Celebration Specific Development Plan Overlay Zone. (08-0007R)
  - c)\* Requests the adoption of Chapter 14.49E The Villages at Celebration Specific Development Plan Overlay Zone (SDP-5). (08-00100A)

Items noted on this agenda with a star (\*) require a public hearing and legislative action by the Municipal Council. The Council hearing dates will be noticed 14 days prior to the Council meeting in the legal notices of the Daily Herald. Council agendas can be viewed at the Provo City Council web site on the Thursday prior to the Council meeting at [http://provo.org/council.meetings\\_mail.html](http://provo.org/council.meetings_mail.html). For more information, call 852-6120.

Items on this agenda without a star (\*) are administrative and require the approval of only the Planning Commission. Decisions on the unmarked items may be appealed to the Board of Adjustment by making application with the Community Development Department by 6:00 p.m. **within 14 days of the Planning Commission decision.**

Copies of the agenda materials, public hearing procedure, and staff recommendations are available the week of the hearing at reasonable cost in the Community Development office between the hours of 7:00 a.m. and 6:00 p.m., Monday through Thursday. Agendas and staff recommendations are also generally available on the Provo City Community Development web site the week of the meeting at <http://provo.org/comdev> (click on Planning Commission).