

Notice of Meeting

Lindon City Planning Commission



The Lindon City Planning Commission will hold a regularly scheduled meeting on **Tuesday, June 24, 2014** in the Council Room of Lindon City Hall, 100 North State Street, Lindon, Utah. The meeting will begin at **7:00 P.M.** This meeting may be held electronically to allow a commissioner to participate by video or teleconference. The agenda will consist of the following:

AGENDA

Invocation: By Invitation

Pledge of Allegiance: By Invitation



Scan or click here for link to download agenda & staff report materials.

1. **Call to Order**
2. **Approval of minutes from June 10, 2014**
3. **Public Comment**
4. **Conditional Use Permit — Great Basin Serpentarium, 943 W. Center St, STE B** (20 minutes)
(Review times are estimates only.)
Joseph Mugleston, on behalf of Great Basin Serpentarium, LLC, requests approval of a conditional use permit to operate an online reptile and supply store in which the operator will keep, breed, and sell reptiles, amphibians, invertebrates, and food items for the animals.
5. **Minor Subdivision — Lakeside Business Park, Approx. 1411 W. 200 S.** (20 minutes)
Leighton Jensen, on behalf of MS Business Properties Group 4, requests preliminary subdivision approval, including dedication of public streets, of a 2 lot subdivision in the Light Industrial (LI) zone at approximately 1411 West 200 South.
6. **Site Plan — Sonic Plastics, Approx. 1411 W. 200 S.** (20 minutes)
Leighton Jensen, on behalf of MS Business Properties Group 4, requests site plan approval for a 47,000 square foot industrial building on lot 2 of the Lakeside Business Park subdivision, at approximately 1411 West 200 South in the Light Industrial (LI) zone.
7. **Public Hearing — Ordinance Amendment, MC Landscaping and Size Requirements** (15 minutes)
City staff requests approval of an amendment to modify landscaping and minimum zone size requirements in the Mixed Commercial (MC) Zone. Recommendations will be made to the City Council at their next available meeting after Planning Commission review.
8. **Public Hearing — General Plan Map Amendment, Approx. 750 N. 2800 W.** (15 minutes)
Ed Daley of National Packaging Innovations requests a General Plan map amendment to change the General Plan designation of Utah County Parcel #13:063:0057 (located at approximately 750 North 2800 West) from Commercial to Mixed Commercial. The applicant intends to establish office\warehousing uses on the site. Recommendations will be made to the City Council at their next available meeting after Planning Commission review.
9. **Public Hearing — Zone Map Amendment, Approx. 750 N. 2800 W.** (15 minutes)
Ed Daley of National Packaging Innovations requests a Zone Map amendment to change the zoning designation of Utah County Parcel #13:063:0057 (located at approximately 750 North 2800 West) from General Commercial A8 (CG-A8) to Mixed Commercial (MC). The applicant intends to establish office\warehousing uses on the site. Recommendations will be made to the City Council at their next available meeting after Planning Commission review.

10. New Business (Reports by Commissioners)

11. Planning Director Report

Adjourn

Staff Reports and application materials for the agenda items above are available for review at the Lindon City Planning Department, located at 100 N. State Street, Lindon, UT. For specific questions on agenda items our Staff may be contacted directly at (801) 785-7687. City Codes and ordinances are available on the City web site found at www.lindoncity.org. The City of Lindon, in compliance with the Americans with Disabilities Act, provides accommodations and auxiliary communicative aids and services for all those citizens in need of assistance. Persons requesting these accommodations for City-sponsored public meetings, services programs or events should call Kathy Moosman at 785-5043, giving at least 24 hours notice.

Posted By: Jordan Cullimore
Time: ~11:00 am

Date: June 20, 2014
Place: Lindon City Center, Lindon Public Works, Lindon Community Center

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WELCOME TO THE LINDON CITY PLANNING COMMISSION MEETING

Thank you for your participation and for your interest in the community! If you feel strongly about a public issue or a local concern, the Commission encourages you to share any relevant information at this meeting. The following guidelines will help us maintain order and conduct the meeting in a professional and timely manner.

Addressing the Commission - The following are explanations of various portions of the meeting during which citizen comments may be invited:

Public Comment: This portion of the meeting is typically agenda item #3 at the beginning of the meeting and provides time for comments on issues that are not identified on the agenda.

Agenda Items: Citizens may be invited to comment on specific agenda items at the discretion of the Planning Commission Chair.

Public Hearings: Public Hearings are publicly noticed and held for the specific purpose of receiving comments from citizens regarding a topic or issue. Citizens will be invited to comment on the specific item under consideration.

If you wish to address the Commission regarding an agenda item or to make a Public Comment, please raise your hand to be recognized by the Chair. When invited to speak, come to the table at the front of the room and state your name slowly and clearly for the record. Lengthy discussion will not be conducted during this time. We will try, however, to answer specific questions and follow up individually with citizens to provide additional information upon request. To allow an opportunity for everyone who wishes to address the Commission, each citizen's comment will be limited to about 3-5 minutes.

Whenever making comments, whether during a Public Comment period, at a public hearing, or on an informal basis, citizens are expected to address the issue - and not address individual Commissioners, City staff or the applicant. Please address the Commission as a whole - not an individual. It is expected that all interchanges will be courteous, respectful, and constructive. Citizens acting in an inappropriate manner will be invited to leave the meeting.

Discussion of particular items by the Commission will take place following any testimony and after the Commission closes the public hearing. The discussion period is solely for the Commission, unless citizens are specifically requested to speak to clarify an issue or answer a specific question. The Commission will make every effort to address concerns and questions raised by citizens during the comment period.

Planning Commission meetings are 'public meetings' that are recorded, and media representatives may also be present. *Citizens should be aware that any remarks may be quoted in the newspaper.* Written comments may be submitted to the City Recorder or City Planner at the front of the room. Please note whether your written comments address an agenda or public hearing item or are general in nature. Thank you for following these guidelines and for your interest in our community!