



PLANNING COMMISSION MEETING

JULY 16, 2025 AT 6:00 PM

515 E 2600 N | NORTH OGDEN, UT 84414

AGENDA

PUBLIC CAN ATTEND IN PERSON, OR:

Click the link to join the Webinar: <https://us02web.zoom.us/j/82809467749>

Webinar ID: Webinar ID: 828 0946 7749

Telephone Dial: 1 669 900 9128 or 1 253 215 8782 or 1 346 248 7799 or +1 646 558 8656

YouTube: <https://www.youtube.com/channel/UCr1qbePBxTucXEzRr6fclhQ/videos>

Welcome: Chair Nancarrow

Invocation or Thought: Chair Nancarrow

Pledge of Allegiance: Commissioner Nabor

CONSENT AGENDA

1. Roll Call
2. Consideration and action to approve the [June 18, 2025, Planning Commission Meeting minutes](#)
3. Ex parte communications or conflicts of interest to disclose

ADMINISTRATIVE ITEMS

4. Public comments for items not on the agenda*
5. SUB 2024-24 Consideration and action regarding an administrative application, [Preliminary Plat approval of the Mikkelsen Subdivision, \(3 lots\), located at approximately 2749 North 850 East](#)
Presenter: Ryan Nunn, Planner
6. SPR 2024-09 Consideration and action regarding an administrative application, [Site Plan approval for a parking lot expansion, located at approximately 1893 North 400 East](#)
Presenter: Ryan Nunn, Planner

LEGISLATIVE ITEMS

7. ZTA 2025-05 Public Hearing, consideration and recommendation regarding a [Legislative amendment to consider amending North Ogden Land Use Code Title 11-10A-2: Permitted Uses in Commercial Zones, to add "Manufacturing, Light" as a use, and 11-7: Definitions, to add a definition for "Manufacturing, Light"](#)
Presenter: Scott Hess, Community and Economic Development Director
 - a. Public Hearing
 - b. Consideration and recommendation
8. Public Comments*
9. Remarks - Planning Commissioners
10. Report - Community and Economic Development Director
11. Remarks - City Manager/Attorney
12. Adjournment

CERTIFICATE OF POSTING

The undersigned, duly appointed City Recorder, does hereby certify that the above notice and agenda was posted within the North Ogden City limits on this 10th day of July, 2025 at North Ogden City Hall, on the City Hall Notice Board, on the Utah State Public Notice Website, and at <http://www.northogdencity.com>. The 2025 meeting schedule was posted on December 11, 2024. Rian Santoro, City Recorder. The Planning Commission at its discretion, may rearrange the order of any item(s) on the agenda. Final action may be taken on any item on the agenda. In compliance with the American with Disabilities Act, individuals needing special accommodation (including auxiliary communicative aids and service) during the meeting should notify the City Recorder at 801-782-7211 at least 48 hours prior to the meeting. In accordance with State Statute, City Ordinance and Council Policy, one or more Planning Commission Members may be connected via speakerphone.

Public Comments During Meeting

- Time is made available for anyone in the audience to address the Commission concerning matters pertaining to City business.
- Citizens will be asked to limit their remarks/questions to **five (5) minutes each**.
- Any materials that are displayed or referenced, e.g., pictures or written materials, are part of the record and must be left with the Commission.
- Speakers are required to have signed in at the door and will state their name and City residing before beginning their remarks. If you agree with a previous speaker, state your agreement to avoid repetitious remarks.
- Speakers shall address the Commission from the podium or microphone and shall address all comments to the Planning Commission.