

CITY OF SOUTH JORDAN
PLANNING COMMISSION MEETING AGENDA
CITY HALL
TUESDAY, JANUARY 13, 2026 at 6:30 PM



Notice is hereby given that the South Jordan Planning Commission will hold a meeting at 6:30 p.m. on Tuesday, January 13, 2026. The meeting will be conducted in person in the City Council Chambers, located at 1600 W. Towne Center Drive, South Jordan, Utah, and virtually via Zoom phone and video conferencing. Persons with disabilities requesting assistance should contact the City Recorder at least 24 hours prior to the meeting. Times listed are approximate and may be accelerated or delayed.

In addition to in-person attendance, individuals may join via phone or video using Zoom. Please note that attendees joining virtually or by phone may not comment during public comment or a public hearing; to comment, individuals must attend in person.

If the meeting is disrupted in any way deemed inappropriate by the City, the City reserves the right to immediately remove the individual(s) from the meeting and, if necessary, end virtual access to the meeting. Reasons for removal or ending virtual access include, but are not limited to, posting offensive pictures or remarks, making disrespectful statements or actions, and other actions deemed inappropriate.

To ensure that comments are received, please submit them in writing to City Planner, Greg Schindler at gschindler@sjc.utah.gov by 3:00 p.m. on the day of the meeting.

Instructions on how to join virtually are provided below.

Join South Jordan Planning Commission Electronic Meeting:

- Join on any device that has internet capability.
- Zoom link, Meeting ID and Password will be provided 24 hours prior to meeting start time.
- Zoom instructions are posted <https://www.sjc.utah.gov/254/Planning-Commission>

THE MEETING WILL BEGIN AT 6:30 P.M. AND THE AGENDA IS AS FOLLOWS:

- A. **WELCOME AND ROLL CALL – Commission Chair Nathan Gedge**
- B. **MOTION TO APPROVE AGENDA**
- C. **APPROVAL OF THE MINUTES**
 - C.1. **12/09/2025 PLANNING COMMISSION MEETING MINUTES**
- D. **STAFF BUSINESS**
 - D.1. Elect Commission Chair
 - D.2. Elect Commission Vice Chair
 - D.3. Choose ARC Representative
- E. **COMMENTS FROM PLANNING COMMISSION MEMBERS**
- F. **SUMMARY ACTION**

G. ACTION

H. ADMINISTRATIVE PUBLIC HEARINGS

H.1. BELLITAS EVENT CENTER CONDITIONAL USE PERMIT

Address: 10509 S River Heights Dr, South Jordan, UT 84095

File No: PLCUP202500248

Applicant: Isabel Cristina Moreno Dominguez

H.2. MOUNTAIN MOTOR EXCHANGE CONDITIONAL USE PERMIT

Address: 10975 S Sterling View Dr #100 South Jordan, UT 84095

File No: PLCUP202500251

Applicant: John Boot

H.3. SOUTH JORDAN RETAIL BUILDING SITE PLAN

Address: 10418 S Willow Valley Rd South Jordan, UT 84095

File No: PLSPR202500208

Applicant: VanZeben Architecture

H.4. MFH SUBDIVISION AMENDED AND EXTENDED

Address: 306 W. 11000 S.

File No: PLPLA202500144

Applicant: Ryan Naylor, Nichols Naylor Architects

I. LEGISLATIVE PUBLIC HEARINGS

J. OTHER BUSINESS

ADJOURNMENT

CERTIFICATE OF POSTING

STATE OF UTAH)

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COUNTY OF SALT LAKE)

I, Cindy Valdez, certify that I am the duly appointed City Deputy Recorder of South Jordan City, State of Utah, and that the foregoing Planning Commission Agenda was faxed or emailed to the media at least 24 hours prior to such meeting, specifically the Deseret News, Salt Lake Tribune and the South Valley Journal. The Agenda was also posted at City Hall, on the City's website www.sjc.utah.gov and on the Utah Public Notice Website www.pmn.utah.gov.

Dated this 8th day of January, 2026.

Cindy Valdez

South Jordan City Deputy Recorder