



520 W Elberta Drive

Pleasant View, UT 84414

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PUBLIC NOTICE | Posted January 26, 2026

Meeting of the Pleasant View City Planning Commission

Date/Time: Thursday, February 5, 2026, at 6:00 p.m.

Location: City Council Chambers, located at 520 West Elberta Drive

Purpose: The Planning Commission will hold the following Public Hearings for the purposes outlined:

- Conditional Use Permit – Consideration of a Conditional Use Permit for a commercial sign under the “Special Exception” designation for the addition of a sign for a multi-tenant building including an electronic message center, located at approximately 1738 W 2700 N in the Gateway West zone.
 - Weber County Parcel(s): 19-444-0001
- Rezone – Consideration of a rezone and recommendation to the City Council for approximately .50 acres of land located at 3347 N 1000 W, from A-2 (Agricultural) and RE-15 (Residential) to RE-20 (Residential).
 - Weber County Parcel(s): 17-062-0076
- General Plan Amendment – Consideration of a General Plan Amendment and recommendation to City Council, for 4.93 acres of land located at approximately 3100 N 1030 W, from Low Density Residential (Current applicable zone: RE-20) to Medium Density Residential (Desired applied zone: Limited Single Family Residential – LSFR)
 - Weber County Parcel(s): 19-016-0082
- Rezone – Consideration of a rezone and recommendation to the City Council, for approximately 4.93 acres of land located at approximately 3100 N 1030 W, from RE-20 (Residential) to Limited Single Family Residential-LSFR (Residential).
 - Weber County Parcel(s): 19-016-0082
- Development Agreement – Consideration for recommendation to the City Council of a Development Agreement for a residential subdivision to be conducted in two phases, consisting of a total of 63 single family residential building lots, located in the RE-20 zone at approximately 3950 N 200 W.
 - Weber County Parcel(s): 16-037-0091; 16-037-0117
- Development Agreement – Consideration for recommendation to the City Council of a Development Agreement for a mixed use (commercial/residential) development to be conducted in 3 phases, including 137 townhouse units, located in the Mixed Use West zone at approximately 2700 N Highway 89.
 - Weber County Parcel(s): 19-041-0012; 19-041-0025; 19-041-0008; 17-066-0036; 17-066-0050; 17-066-0051

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