



NOTICE OF PUBLIC HEARING

Notice is hereby given that the Kane County Planning Commission will hold a public hearing on Wednesday, February 11, 2026, at 6:00 p.m. in the Commission Chambers at the Kane County Courthouse, 76 North Main Street, Kanab, Utah.

The purpose of the hearing is to consider a proposed zone change from Agriculture FAA (AG-FAA) to Rural 10 (RU-10) for Parcels 258-4, 258-5 and 258-7, containing approximately 10.78, 11.27 and 11.17 acres respectively, located in the Oak Ridge Rural Unimproved Subdivision, near Long Valley Junction (Tods Junction), Kane County, Utah. The application has been submitted by Jeremy Hardman, Blake Helquist, Clint Helquist, Darin Peterson and Anthony Tippetts Jr., and will be considered under Ordinance No. 2026-02.

If the zone change request is recommended for approval on February 11, 2026, the Kane County Commission will hold a public meeting, to consider the proposed zone change, on February 24, 2026 at 10:00 a.m. in the Commission Chambers at the Kane County Courthouse, 76 N. Main Street, Kanab, Utah.

If approved on February 24, 2026, the property will be subject to the regulations outlined in Kane County Land Use Ordinance, Title 9, Chapter 5, Article C: Rural Zones. The full ordinance is available at:

<https://codelibrary.amlegal.com/codes/kanecountyut/latest/overview>

Interested persons are invited to attend the hearing and comment in person on the proposed zone change. Written comments may be submitted by 5:00 p.m. on February 10, to:

Kane County Land Use Office

76 North Main Street
Kanab, UT 84741
Email: smcbride@kane.utah.gov

Meeting materials will be posted 3 to 4 days prior to the hearing on:

- www.kane.utah.gov
- <https://www.utah.gov/pmn/index.html>

The Planning Commission meeting may also be viewed live via Google Meet:

Video Call Link: <https://meet.google.com/oux-rdjw-orn>

Dial-in Number: +1 (339) 707-7414

PIN: 555 977 356#

Dated this 15th day of January 2026.

Shannon McBride
Land Use Administrator

Planning & Zoning Department
Land Use Authority
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