

Lindon City
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NOTICE OF PUBLIC HEARING

The Lindon City Planning Commission will hold a public hearing at 6:00 P.M. or as soon thereafter as possible, on Tuesday, February 10, 2026, in the Lindon City Center, 100 North State Street, Lindon, UT, to consider the following items:

Timpangos Special Improvement Service District has made an application to amend the Lindon City Code **Section 17.54.20** to allow above-ground utility-related facilities in the Regional Commercial (RC) zone. The proposed amendment would permit above-ground utility metering stations and would also amend **Section 17.54.040(4)** to reduce lot frontage requirements for subdivision lots containing a utility facility and other development-related improvements such as landscaping, paving and architectural designs. The application is made by Timpanogos Special Service District.

MS Properties is requesting an amendment to the Lindon City Street Master Plan Map of the General Plan to remove portions of the future 1200 W. and 200 N. street alignments, as shown on the map printed on the opposite side of this notice. The purpose of the request is to allow street alignments to be determined at the time properties are redeveloped.

Jason Brown proposes an amendment to the development agreement for the property designated by Parcel #14:050:0051 (approximately 1200 W. 700 N.). The purpose of the amendment is to request a reduction in the overall percentage of landscaping as required in 17.48.025 and 17.48.030 of the Lindon City Code and to address other development related items to the site and building.

Troy Dana of Westland Development requests an amendment to the existing Development Agreement for the properties located at 231 S. 800 W., 345 S. 800 W., and 338 S. 670 W. The proposed amendment would revise the building design and architectural renderings adopted as part of the original Development Agreement.

All interested parties are invited to attend and present oral and/or written comments regarding this petition. Interested parties are encouraged to provide written testimony prior to the meeting at planning@lindon.gov. Anyone interested can view the meeting through a live broadcast at www.youtube.com/LindonCity

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's website, found at www.lindon.gov. 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 Britni Laidler at (801) 785-5043, giving at least 24 hours notice.

CERTIFICATE OF POSTING:

I certify that the above notice/agenda was posted in three public places within the Lindon City limits and on the State (<http://www.utah.gov/pmn/index.html>) and City (www.lindon.gov) websites.