

COUNCIL MEMBERS

Loren Steck
Troy Birch
Jack Dalene
Dennis Nordfelt
Anthony Beal

MANAGER

Katie Witt

COMMUNITY DEVELOPMENT**DIRECTOR/ENGINEER**

Bryan Kimball

RECORDER

Candice Maudsley

EPHRAIM CITY CORPORATION

CHRIS LARSEN, MAYOR

5 South Main, Ephraim, Utah 84627

**CITY PLANNER**

Megan Spurling

TREASURER

Aubrey Adams

FINANCE DIRECTOR

Jon Knudsen

PUBLIC SAFETY DIRECTOR

Colby Zeeman

POWER DIRECTOR

Cory Daniels

PUBLIC WORKS DIRECTOR

Jeff Jensen

NOTICE OF PUBLIC HEARING

PARRY GENERAL PLAN AMENDMENT LOCATED (APPROXIMATELY) BEHIND 75 AND 95 E 300 N

Public notice is hereby given that the Ephraim City Planning and Zoning Commission, in accordance with Sections 10.04.060 and 10.20.060 of the Ephraim City Municipal Code, will conduct a public hearing to discuss and possibly make recommendation to the Ephraim City Council regarding a proposed amendment to the future Ephraim City Zoning Map.

The applicant, Cody Parry, is requesting an amendment to the General Plan to rezone parcel S-625x3 from R3 to C2. The Ephraim City Future Land Use Map shows this property remaining Medium Density Residential. If approval is granted for a General Plan Amendment, the applicant will request a rezone and would like to use the property to establish a RV Park for public use.

The public hearing will be held:
Wednesday, March 11, 2026
beginning at 6:00 p.m.
Ephraim City Hall
5 South Main Street, Ephraim, Utah 84627

Should the Planning Commission recommend approval, the City Council is expected to review and possibly give final approval for the Conditional Use Permit on Wednesday, March 18, at 7:00 PM at Ephraim City Hall.

Interested parties may attend in person or electronically via zoom. Those wishing to attend electronically should notify Ephraim City Staff prior to 3:00 p.m. of the day of the meeting. For further information, or to request a meeting link, please contact Megan Spurling, City Planner, 5 South Main Street, Ephraim, Utah 84627; call at (435) 283-4631; or email mspurling@ephraim.gov.

Pursuant to the Americans with Disabilities Act, individuals needing special accommodations during this meeting should notify Ephraim City at (435) 283-4631 at least 24 hours prior to the meeting.

Posted: February 26, 2026

Published: February 26, 2026 – *Ephraim.gov* and *Utah Public Notice Website*

COUNCIL MEMBERS

Loren Steck
Troy Birch
Jack Dalene
Dennis Nordfelt
Anthony Beal

MANAGER

Katie Witt

COMMUNITY DEVELOPMENT**DIRECTOR/ENGINEER**

Bryan Kimball

RECORDER

Candice Maudsley

EPHRAIM CITY CORPORATION

CHRIS LARSEN, MAYOR

5 South Main, Ephraim, Utah 84627

**CITY PLANNER**

Megan Spurling

TREASURER

Aubrey Adams

FINANCE DIRECTOR

Jon Knudsen

PUBLIC SAFETY DIRECTOR

Colby Zeeman

POWER DIRECTOR

Cory Daniels

PUBLIC WORKS DIRECTOR

Jeff Jensen

NOTICE OF PUBLIC HEARING

PARRY REZONE**LOCATED (APPROXIMATELY) BEHIND 75 AND 95 E 300 N**

Public notice is hereby given that the Ephraim City Planning and Zoning Commission, in accordance with Sections 10.04.060 and 10.20.060 of the Ephraim City Municipal Code, will conduct a public hearing to discuss and possibly make recommendation to the Ephraim City Council regarding a proposed rezone of the current Ephraim City zoning map.

The applicant, Cody Parry, is requesting a rezone to the current Ephraim City zoning map, to rezone parcel S-625x3 from R3 to C2. The Ephraim City Future Land Use Map shows this property remaining Medium Density Residential. If approval to rezone the property is granted, the applicant would like to use the property to establish a RV Park for public use.

The public hearing will be held:

Wednesday, March 11, 2026

beginning at 6:00 p.m.

Ephraim City Hall

5 South Main Street, Ephraim, Utah 84627

Should the Planning Commission recommend approval, the City Council is expected to review and possibly give final approval for the Conditional Use Permit on Wednesday, March 18, at 7:00 PM at Ephraim City Hall.

Interested parties may attend in person or electronically via zoom. Those wishing to attend electronically should notify Ephraim City Staff prior to 3:00 p.m. of the day of the meeting. For further information, or to request a meeting link, please contact Megan Spurling, City Planner, 5 South Main Street, Ephraim, Utah 84627; call at (435) 283-4631; or email mspurling@ephraim.gov.

Pursuant to the Americans with Disabilities Act, individuals needing special accommodations during this meeting should notify Ephraim City at (435) 283-4631 at least 24 hours prior to the meeting.

Posted: February 26, 2026

Published: February 26, 2026 – *Ephraim.gov* and *Utah Public Notice Website*

Pursuant to Section 10-9a-205 of Utah State Code, the following information is provided regarding the proposed change in zoning:

Properties affected by the proposed zoning change include:

Parcel ID #: S-625x3
Owner: Cody Parry
Current Zone: R3-Medium Density Residential
Proposed Zone: C2-General Commercial Zone

The owner of any real property within the area proposed to be amended on the Zoning Map may file a written objection to the inclusion of their property to the Ephraim City Council. Written objections must be submitted no later than 10 calendar days after the public hearing scheduled to be held on March 11, 2026. All submitted objections will be provided to the Ephraim City Council, the municipal legislative body. Written objections shall be mailed or delivered in person to:

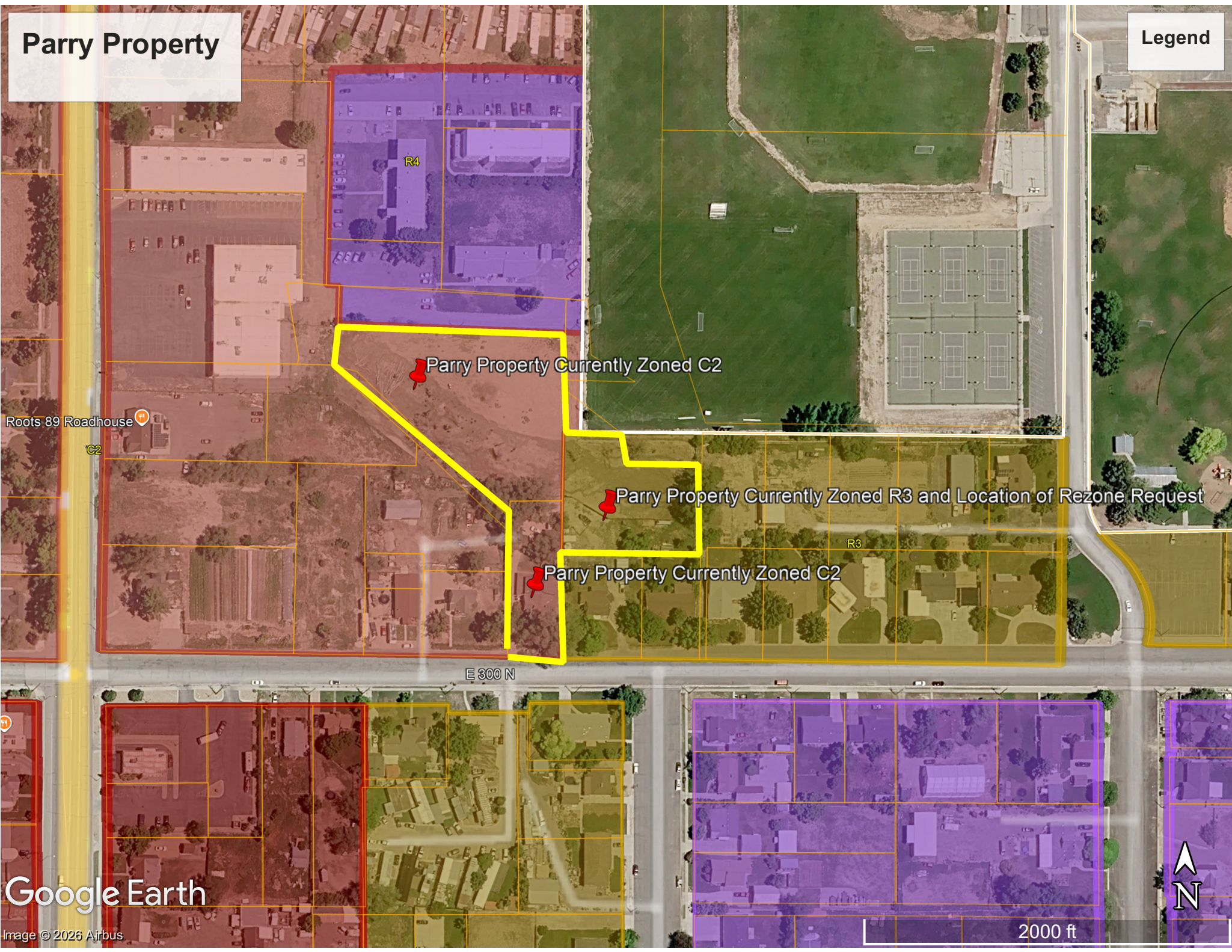
Megan Spurling, City Planner
Ephraim City Hall
5 South Main Street
Ephraim, UT 84627

Please scan the provided QR Code to view the Ephraim City Land Use Matrix showing the current zone and the proposed zone for the subject property. The uses listed below in the I column would be available as uses on the subject property. Uses shown in the C2 column would no longer be available as uses on the subject property.



Parry Property

Legend



Google Earth

Image © 2026 Airbus