



NOTICE OF PUBLIC HEARING BEFORE THE PLANNING COMMISSION

The Provo City Planning Commission will hold a public hearing on March 11, 2026 at 6:00 PM. Located at: Council Chambers 445 West Center Street. The items listed below will be discussed, and anyone interested is invited to participate and provide comment. Hearings can be viewed live and on-demand at: YouTube [youtube.com/user/ProvoChannel17](https://www.youtube.com/user/ProvoChannel17) and on Facebook [facebook.com/provochannel17](https://www.facebook.com/provochannel17).

NOTICE OF PUBLIC MEETING BEFORE PROVO MUNICIPAL COUNCIL

On Tuesday, **April 14, 2026**, at 5:30 PM. the Provo Municipal Council will consider the items noted below with a star (*). Items noted on the agendas with a star require legislative action by the Municipal Council. Council agendas can be viewed at the Provo City Council web site on the Thursday prior to the Council meeting at <http://agendas.provo.gov>. For more information, call (801) 852-6120.

Unmarked items are administrative and require the approval only of the Planning Commission. Decisions on the unmarked items may be appealed to the Board of Adjustment by making application by 6:00 PM. **within 14 days of the Planning Commission decision.**

Study Session

1. Parking Ratios Discussion – Aaron Ardmore & Bill Peperone

Public Hearings

- Item 1 The Airport Services Department requests Project Plan approval for additions to the Provo Airport Terminal in the Airport (A) Zone, located at 1331 S Sky Way. Provo Bay Neighborhood. Dustin Wright (801) 852-6414 dwright@provo.gov PLPPA20250625
- * Item 2 *****CONTINUED***** Development Services requests Ordinance Text Amendments to Provo City Code 14.37 to add a reduction for projects near bus rapid transit stations and to amend associated parking regulations. Citywide Application. Aaron Ardmore (801) 852-6404 aardmore@provo.gov PLOTA20260080
- * Item 3 PEG Development requests Ordinance Text Amendments to Provo City Code 14.23 (ITOD Zone) in association with a proposed mixed-use redevelopment project in a proposed ITOD (Interim Transit Oriented Development) Zone. Citywide Application. Aaron Ardmore (801) 852-6404 aardmore@provo.gov PLOTA20250243
- * Item 4 Brixton Capital requests a General Plan Map Amendment from the Commercial (C) designation to the Transit Oriented Development (TOD) designation for 23 acres of land located at 1095 S 500 W and 1200 S Towne Centre Boulevard. Franklin South and East Bay Neighborhoods. Aaron Ardmore (801) 852-6404 aardmore@provo.gov PLGPA20250235
- * Item 5 Brixton Capital requests a Zone Map Amendment from the RM (Manufactured Home Park) and SC3 (Regional Shopping Center) Zones to the ITOD (Interim Transit Oriented Development) Zone for 23 acres of land located at 1095 S 500 W and 1200 S Towne Centre Boulevard. Franklin South and East Bay Neighborhoods. Aaron Ardmore (801) 852-6404 aardmore@provo.gov PLRZ20250236
- Item 6 Brixton Capital requests Concept Plan approval for a mixed-use redevelopment project over 23 acres of land in a proposed ITOD (Interim Transit Oriented Development) Zone, located at 1095 S 500 W and 1200 S Towne Centre Boulevard. Franklin South and East Bay Neighborhoods. Aaron Ardmore (801) 852-6404 aardmore@provo.gov PLCP20250237

Preceding the public hearing, there will be a Study Session at 5:00 PM. at the Provo Peak Conference Room, 445 W Center Street. The Study Session is open to the public; however, formal presentation of items, public comment and actions will be reserved for the public hearing at 6:00 PM.



PROVO CITY CORPORATION
DEVELOPMENT SERVICES DEPARTMENT
Planning Commission Agenda
March 11, 2026

To send public comments to Planning Commission members, email them at dspublichearings@provo.gov. Please submit public comment emails before 3:00 PM the day of the hearing. Additional information can be found at provo.gov/publiccomments.

Copies of the agenda materials, public hearing procedure, and staff recommendations are available the week of the hearing at a reasonable cost at 445 W Center Street, Suite 200, Provo between the hours of 7:00 AM. and 6:00 PM., Monday through Thursday. Agendas and staff recommendations are also generally available on the Provo City Development Services web site the week of the meeting at provo.gov/planningcommission.

Provo City will make reasonable accommodations for all citizens interested in participating in this meeting. If assistance is needed to allow participation at this meeting, please call the Development Services Department at (801) 852-6400 before 12:00 PM. the day before the meeting to make arrangements.

By order of the Provo City Planning Commission
Planning Secretary, (801) 852-6424

