

# ENOCH CITY PLANNING COMMISSION MEMO

**SUBJECT:** Code Amendment to Section 12.1900.1902

**FOR CONSIDERATION ON:** May 12th, 2026

**PETITIONER:** City Staff

**ACTION REQUESTED BY PETITIONER:** Set a Public Hearing for May 26th, 2026

**Review Type:** Legislative

---

## **BACKGROUND INFORMATION:**

As part of the Planning Commission's responsibilities, the Commission periodically reviews City Code to ensure it aligns with future planning goals and community needs. The purpose of this agenda item is to review the permitted and conditional uses within the Commercial Zone. If the Planning Commission wishes to propose any changes, a public hearing may be scheduled for May 26th to consider those amendments.

The Planning Commission should review the proposed uses in conjunction with the zoning map and evaluate whether each use remains appropriate within its current zoning designation. Additional uses may also be recommended for consideration.

This agenda item is intended solely for discussion regarding permitted and conditional uses and is not for amending or making changes to the zoning map.

---

## **GENERAL PLAN REFERENCE:**

- F- Commercial – This designation allows a variety of retail, service and office uses. The designation may be implemented through a variety of commercial zones. Residential units may be incorporated into a commercial development in the manner(s) specified by ordinance.
- G- Industrial – Allows a variety of manufacturing, assembly, research and development, storage, warehousing and distribution uses. It also includes uses devoted to the sale of retail and wholesale products manufactured on-site. i) Light Industrial areas are to provide for the location of light manufacturing, research and development, storage, wholesale trade and distribution and bulk retail businesses that are largely devoid of nuisance factors and hazards or excessive traffic generation. Light industrial may also involve the fabrication, processing, handling and distribution of products. 9 ii) Heavy Industrial area designation is for industrial establishments that have the potential to generate significant off-site impacts such as noise, light/glare, odor, visual blight and traffic. This designation allows heavy industrial and manufacturing uses, transportation facilities, warehousing and distribution, and similar uses. Uses that may inhibit such uses or the expansion thereof are prohibited.
  - Page 8-9 (F) (G)

---

## **CITY CODE REFERENCE:**

- [12.1900 Commercial Zones](#)

---

**PUBLIC NOTICE:**

A public hearing will be held at a future date.

---

**STAFF RECOMMENDATION:**

If any proposed changes are found, set a public hearing for a future date.