

## GENERAL PLAN AMENDMENT APPLICATION

Fee: See Current Fee Schedule

Name: Robert R. Pearson Laura Pearson Telephone: [REDACTED]

Address: [REDACTED] Fax No. N/A

Email: [REDACTED]

Agent (If Applicable): N/A Telephone: N/A

Address/Location of Subject Property: Parcel Number T-149

Tax ID of Subject Property: T-149 Existing Zoning: R-1-20

Existing and Proposed Land Use Designation: Agricultural

Reason for Change (Use Extra Sheets if Necessary): To have horses and cows on it, and to combine with parcel T-139-C to make one parcel

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**Submittal Requirements:** The Land Use Map application shall provide the following:

- ☒ (1) An electronic copy and three (3) legible 11x17 (or larger) maps showing the area of the proposed amendment.
- ☒ (2) A current copy of County Assessor's parcel map showing the area of the proposed amendment.
- ☒ (3) Mapped inventory of existing land use within the area of the proposed amendment and extending ½ mile beyond such area.
- ☒ (4) Written statement specifying the potential use of property within the area of the proposed amendment.
- ☒ (5) Written statement explaining why the existing General Plan designation for the area is no longer appropriate or feasible.
- ☒ (6) Analysis of potential impacts of the proposed amendment on existing infrastructure and public services such as traffic, streets, intersections, water and sewer, storm drains, electrical power, fire protection, garbage collection, etc.
- ☒ (7) Stamped envelopes with names and addresses of all property owners within 300 feet of the boundaries of the property proposed for rezoning.
- ☒ (8) Warranty deed or preliminary title report or notarized property owner affidavit showing evidence that the applicant has control of the property.

**NOTE:** It is important that all applicable information noted above is submitted with the fee and application. An incomplete application will not be scheduled for Planning Commission consideration. Contact the Planning Department for the deadline date for submissions. A deadline missed or an incomplete application could result in a month's delay.

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(Office Use Only)

DATE RECEIVED: 04/01/2026 COMPLETE: YES ☒ NO ☐

DATE APPLICATION DEEMED TO BE COMPLETE: 4/2/26

COMPLETION DETERMINATION MADE BY: Emily [Signature]

Changing T-149 from R-1-20 To Agricultural

The potential use of property within the corner of the proposed amendment will be to keep horses and cows on and have a riding arena. And to rezone to agriculture so T-149 and T-139-C can be combined into one parcel.

The existing General Plan designation for the area is no longer appropriate or feasible because:

1. Rocky Mountain Power has a power line easement that runs through the middle of the property.
2. Access to property is limited. Have to go through T-139-C to get to T-149.
3. There are no utilities other than power on property. Sewer, water and gas would have to come from Tegner Blvd and go through T-139-C.

There are no potential impacts of the proposed amendment on existing infrastructure and public services.