



PLANNING COMMISSION MEETING

Thursday, July 09, 2026 at 6:30 PM
Council Chambers, 60 West Main, Hyrum, Utah

AGENDA

Public notice is hereby given of a Hyrum Planning Commission Meeting to be held in the Council Chambers, 60 West Main, Hyrum, Utah at 6:30 PM, July 09, 2026. The proposed agenda is as follows:

1. **ROLL CALL**
 2. **PLEDGE OF ALLEGIANCE**
 3. **INVOCATION**
 4. **APPROVAL OF MINUTES**
 - A. June 11, 2026
 5. **AGENDA APPROVAL**
 6. **PUBLIC HEARING**
 - A. Misti Hamaker, Rezone R-2 to C-2 - Seeking recommendation from the Planning Commission to the City Council to to rezone from Residential Zone R-2 to Commercial Zone C-2 located at 400 West Main Street.
 - B. Suzi Bates, Conditional Use Permit - Seeking Planning Commission Approval for a Short-Term Rental Conditional Use Permit located at 280 South Center Street.
 7. **SCHEDULED DELEGATIONS**
 - A. Misti Hamaker, Rezone R-2 to C-2 - Seeking recommendation from the Planning Commission to the City Council to rezone from Residential Zone R-2 to Commercial Zone C-2 located at 400 West Main Street.
 - B. Suzi Bates, Conditional Use Permits - Seeking Planning Commission Approval for a Short-Term Rental Conditional Use Permit located at 280 South Center Street.
 - C. West Point Dairy Products, Receiving Warehouse Expansion - CONTINUATION - Seeking recommendation to the City Council for site plan approval for receiving and warehouse expansion located at 570 North 500 West
 - D. Darrel Duncan, Wilson Mini Subdivision - Seeking recommendation to the Zoning Administrator for a Mini-Subdivision Approval consisting of 2 lots located at 496 South 200 East.
 8. **OTHER BUSINESS**
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- A. Staff would like to discuss the current zoning regulations that are regulating accessory building location and height, and how the current code will relate to recent State of Utah legislation for detached accessory building.

9. ADJOURNMENT

Shara Toone
Secretary

Commission Members may participate in the meeting via telephonic communication. If a Commission Member does participate via telephonic communication, the Commission Member will be on speakerphone. The speakerphone will be amplified so that the other Commission Members and all other persons present in the Commission Chambers will be able to hear all discussions. In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during this meeting should notify Hyrum City Planning Commission at 435-245-6033 at least three working days before the meeting.

CERTIFICATE OF POSTING - The undersigned, duly appointed and acting City Secretary of Hyrum City, Utah, does hereby certify that a copy of the foregoing Notice was posted on the Utah Public Notice Website and Hyrum City's Website, provided to each member of the governing body, and posted at the City Offices, 60 West Main, Hyrum, Utah, this 6th day of July, 2026. Shara Toone, Secretary
