



7505 S Holden Street
Midvale, UT 84047
801-567-7200 ext. 1022
Midvale.Utah.gov

**Midvale Planning Commission Meeting
Notice and Agenda
August 12, 2026
6:00 p.m.**

Public notice is hereby given that the Midvale City Planning Commission will consider the items listed below during their regularly scheduled meeting on Wednesday, August 12, 2026, at 6:00 p.m. This meeting will be held in person at Midvale City Hall, 7505 S Holden Street, Midvale, Utah or electronically with an anchor location at Midvale City Hall, 7505 S Holden Street, Midvale, Utah. The meeting will be broadcast at the following link:
Midvale.Utah.gov/YouTube.

Midvale City Staff publishes a packet of information containing item specific details by 6:00 p.m. the Thursday prior to the meeting date on the [Planning Commission Agendas & Minutes](#) page. The QR code included on the right will also take you to this webpage.



Public comments for Public Hearing items may be done in person on the scheduled meeting date, submitted electronically on the Agendas & Minutes webpage, or by emailing planning@midvaleut.gov by 5:00 p.m. on August 11, 2026 to be included in the record.

- I. Pledge of Allegiance**
- II. Roll Call**
- III. Minutes**
 - a. Review and Approval of Minutes from the July 8, 2026 Meeting.
- IV. Public Hearing**

*If items marked with ** are forwarded, the City Council will hear them on or after September 1, 2026 after 6 p.m.*

 - a. **Midvale City initiated zoning code text amendment updating Utah State Code references in Title 17. *[Jonathan Anderson, Planner II]*
- V. Discussion Item**
 - a. Discussion on Concept Plan for Vista 270 at Jordan Bluffs located at 8250 S. Bingham Junction Blvd (Pods I, J, K, L) in the Jordan Bluffs Subareas 1-3 Zone. *[Wendelin Knobloch, Planning Director]*

VI. Public Hearing

*If items marked with ** are forwarded, the City Council will hear them on or after September 1, 2026 after 6 p.m.*

- a. **Gardner Group requests amendments to Figures 1 and 2 in Chapter 17-7-10.12 of the Midvale Municipal Code to eliminate rights-of-way adjacent to POD I. *[Wendelin Knobloch, Planning Director]*
- b. **Gardner Group requests amendments to Sub-Section 17-7-10.12.10(D)(3) of the Midvale Municipal to decrease building separation requirements for four-story buildings from 20 to 10 feet. *[Wendelin Knobloch, Planning Director]*
- c. **Gardner Group requests amendments to Section 17-7-10.12.5 of the Midvale Municipal Code to add Private Lane Standards. *[Wendelin Knobloch, Planning Director]*

VII. Staff Update/Other Business

- a. Planning Department Report
 - i. Planning Commission Fall Dinner
 - ii. Fall APA Conference, September 9, 10
 - iii. 2026 Utah Bike Summit, August 18

VIII. Adjourn

All meetings are open to the public; however, there is no public participation except during public hearings. Members of the public will be given an opportunity to address the Commission during each public hearing item. The Commission reserves the right to amend the order of the agenda if deemed appropriate. No item will be heard after 9:30 p.m. without unanimous consent of the Commission. Items not heard will be scheduled on the next agenda.

A copy of the foregoing agenda was posted in the City Hall Lobby, the 2nd Floor City Hall Lobby, on the City's website at Midvale.Utah.gov and the State Public Notice website at <http://pmn.utah.gov>. Commission Members may participate in the meeting via electronic communication. Commission Members' participation via electronic communication will be broadcast and amplified so all Commission Members and persons present in the Council Chambers will be able to hear or see the communication.

In accordance with the Americans with Disabilities Act, Midvale City will make reasonable accommodations for participation in the meeting. Request assistance by contacting the Community Development Executive Assistant at (801) 567-7211, providing at least three working days' notice of the meeting.