

NOTICE OF MEETING
PLANNING COMMISSION
CITY OF ST. GEORGE
WASHINGTON COUNTY, UTAH

Public Notice

Notice is hereby given that the Planning Commission of the City of St. George, Washington County, Utah, will hold a **Planning Commission** meeting in the City Council Chambers, 61 S Main St, St George, Utah, on **Tuesday, September 22, 2026**, commencing at **5:00 p.m.**

The agenda for the meeting is as follows:

Call to Order

Flag Salute

Call for Disclosures

1. PLANNED DEVELOPMENT AMENDMENT Ledges St George – PUBLIC HEARING

Consider a request to amend the Ledges of St. George zone plan. This PD amendment would reallocate the unit counts within areas of the project and the total unit count for the planned development would remain the same on 1,108 acres. The site is located on the west and east side of Highway 18. The applicant is DSG Engineering, and the representative is Logan Blake. The project will be known as Ledges St George.

Case No. 2026-PDA-019 (Staff – Lonnie Olson)

2. PLANNED DEVELOPMENT AMENDMENT Les Schwab Tire Center – PUBLIC HEARING

Consider a request to amend the Lin's Market River Road PD-C (Planned Development Commercial) zone to allow construction of an 8,208 ft² Les Schwab Tire Shop which is an allowed use in the zone. The property is located north of the intersection of River Road and Quarry Ridge Drive. The applicant is Graham Engineering, and the representative is Zack Graham. The project will be known as Les Schwab Tire Center.

Case No. 2026-PDA-018 (Staff – Dan Boles)

3. PLANNED DEVELOPMENT AMENDMENT Plastics Clinic – PUBLIC HEARING

Consider a request to amend the Fields at Mall Drive Phase 2, Planned Development Commercial (PD-C) zone. The applicant is seeking approval of the design and site plan for a professional and medical office building of approximately 45,000 square feet. The property is generally located north of Mall Drive and west of 2780 E, in St. George, Utah. The applicant is The Plastics Clinic, and the representative is Greg Goffin. The proposed project will be known as The Plastics Clinic.

Case No. 2026-PDA-021. (Staff – Brian Dean)

4. PLANNED DEVELOPMENT AMENDMENT Rusty Cliffs South – PUBLIC HEARING

Consider a request to amend the approved zone plan for the Rusty Cliff South development. The change would reduce the number of homes from 380 to 294, along with a few other minor updates. The overall layout stays mostly the same, with a focus on single-family homes and affects the entire 49-acres. The property is located on the east side of Highway 18, between 4100 North and 4400 North. The applicant is DSG Engineering, and the representatives are Logan Blake and Stacy Young.

Case No. 2026-PDA-020 (Staff – Dan Boles)

5. PRELIMINARY PLAT Desert Sky Phase 1

Consider a request for a 70-lot preliminary plat for a residential subdivision in the Desert Canyons development area. The applicant is DSG Engineering, and the representative is Ken Miller.

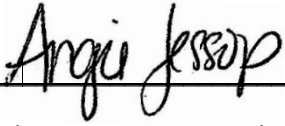
Case No. 2026-PP-019(Staff – Brian Dean)

6. **MINUTES**

Consider a request to approve the meeting minutes from the September 8, 2026, meeting.

7. **CITY COUNCIL ACTIONS**

There has not been a City Council meeting held since last Planning Commission meeting.



Angie Jessop – Community Development Office Supervisor

September 17, 2026

Date

Reasonable Accommodation: The City of St. George will make efforts to provide reasonable accommodations to disabled members of the public in accessing City programs. Please contact the City Human Resources Office at (435) 627-4674 at least 24 hours in advance if you have special needs.