



PLANNING COMMISSION AGENDA

Thursday, October 8th, 2026

Morgan County Commission Room

Morgan County Courthouse – 48 West Young Street

6:30 p.m. Regular Meeting

1. Call to Order – Prayer
2. Pledge of Allegiance
3. Approval of Agenda
4. Declaration of Conflicts of Interest
5. Public Comment

Legislative

6. **Public Hearing/Discussion/Recommendation** – *Eagle Vista FLUMA & Rezone*: A request to change the future land use map from Village Low Density Residential to Village Residential and to change the zoning on 6.29 acres at approximately 4428 W. Old Highway Road from RR-1 to R1-8 located in the Mountain Green area in unincorporated Morgan County.
7. **Public Hearing/Discussion/Recommendation** – *Morgan County Code proposed text amendment to section 155.132*: permitting with a Conditional Use Permit issued by the Zoning Administrator Recreational Vehicle Parks in the Town Center (TC) zone.
8. **Public Hearing/Discussion/Recommendation** – *Morgan County Code proposed text amendment*: clarifying the intent of § 155.426 (C) (5): **The zoning entitlements of the flagpole /panhandle portion of a flag lot shall not apply to the lot; the zoning entitlements of the flag portion shall apply to the whole lot** ~~be included in calculated gross square footage of a lot.~~

Administrative

9. **Public Meeting/Discussion/Decision** – *Conditional Use Permit (C2) to permit an agribusiness at 3390 W. Bigler Lane in the Peterson area.*
10. **Public Meeting/Discussion/Recommendation** – *Wasatch Peaks Ranch Plat 1, Third Amendment*: consolidating two lots (C15 & C16).
11. Business/Staff Questions
12. Approval of September 10, 2026, Planning Commission Minutes
13. Adjourn