TOWN OF BOULDER, UTAH PUBLIC NOTICE

Governing Body:	PLANNING COMMISSION
Notice Type:	Regular Meeting
Date and Time:	Tuesday, October 20, 2026, at 7 p.m.
Location:	Boulder Community Center, 351 North 100 East, Boulder, Utah

In accordance with the Utah Open and Public Meetings Act, Utah Code § 52-4-202, this Agenda and Notice is hereby provided.

Meeting materials are available for public review on the Utah Public Notice website, provided in PDF format, and may also be accessed via the following link:
_BT-2026_MATERIALS_20261020_AgendaMeetingRegular_PC_DRAFT_V1.0…

AGENDA

I. OPENING PROCEDURES

1.1. Call to Order
1.2. Roll Call and Determination of Quorum
1.3. Pledge of Allegiance
1.4. Adoption of Agenda (Action Item - Motion Required)
1.5. Declaration of Conflicts of Interest (Information)

II. PRESENTATIONS AND REPORTS (Information/Discussion)

2.1. Presentation on Process for Town Council-Planning Commission Communications and Ordinance Development by Commissioner Bach
2.2. Presentation on Amending Ordinance Regarding Board of Adjustment Replacement & Administrative Law Judge Appeal Authority by Commissioner Bach or Council Member Veranth

III. PUBLIC COMMENT ON AGENDA ITEMS (Public Input) (≤ 20 minutes)
Speakers must state their name for the record and are limited to 3 minutes.

IV. DEPARTMENT REPORTS

4.1. Town Council Liaison
4.2. Administrative Staff
4.3. Presiding Officer

V. CONSENT AGENDA (Action Item - Motion Required)

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Items will be approved with a single motion unless a member requests that an item be moved, allowing for individual discussion and action

5.1. Approval of Proposed Minutes: September 15, 2026 Regular Meeting

VI. PUBLIC HEARING (Public Input Only, Motion to Enter/Exit)

None Scheduled

VII. DISCUSSION AND POSSIBLE ACTION ITEMS (Motion Required)

7.1. Review of Memo: Town Council Directives & Request for Preliminary Feedback: Upcoming Planning Commission Priorities and Assignments

7.1.1. Discussion and Feedback on TC-PC Workflow: Process for Town Council-Planning Commission Communications and Ordinance Development

7.1.2. Discussion and Feedback on Draft Directive for Chapter 153 Zoning Code Revision

7.1.3. Discussion and Feedback on Draft Directive for Board of Adjustment Replacement with Administrative Law Judge Appeal Authority

7.1.4. Discussion regarding potential joint Town Council and Planning Committee work session on November 17, 2026 at 6:00 PM

- In lieu of a PC regular meeting
- In addition, holding PC's regular meeting before or after
- Other options as proposed by PC members

VIII. GENERAL PUBLIC COMMENT (Public Input) (≤ 20 minutes)

Speakers must state their name for the record and are limited to 3 minutes.

IX. CLOSING BUSINESS

9.1. Meeting Outcomes and Assignments

Summarize discussions and actions taken. Identify any necessary tasks, including assignments, deadlines, and expected outcomes.

9.2. Future Agenda Items

Review and identify upcoming mandatory or essential business and member submissions for consideration; Annual Municipal Calendar

9.3. Confirm Next Meeting: November 17, 2026 6:00 PM

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X. ADJOURNMENT

The presiding officer may adjourn the meeting without objection when the agenda is complete. If the meeting ends early, a formal motion to adjourn is required and must pass with a majority vote of members present.

NOTICE

SPECIAL ACCOMMODATIONS (ADA)

In compliance with the Americans with Disabilities Act (ADA), individuals needing reasonable accommodations should notify the Boulder Town Office at 435-335-7300 or townclerk@boulder.utah.gov at least one week before the meeting.

ELECTRONIC OR TELEPHONE PARTICIPATION

Zoom Link: https://us06web.zoom.us/j/4353357300
Meeting ID: 4353357300 Password: 84716 Phone: +1 346 248 7799
Policy: Ensure your Zoom name includes the first and last names of attendees

CERTIFICATE OF POSTING

This Agenda and Notice was publicly posted on the following locations:

- The Utah Public Notice website (http://pmn.utah.gov)
- Boulder Town's website (http://www.boulder.utah.gov)
- Boulder Town's Bulletin Board

Date Published: **October 13, 2026**
/s/ Gina Ortolan, Deputy Clerk/Recording Secretary

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