Notice of Wasatch County Planning Commission Meeting

Thursday, November 12, 2026, at 6:00 PM

Public Notice is hereby given that the Wasatch County Planning Commission will hold a regular session on Thursday, November 12, 2026 at 6:00 PM in the Council Chambers in the Wasatch County Administration Building, 25 North Main, Heber City, Utah.

The public is welcome to attend and participate in this meeting real-time either in-person or by joining the Zoom Webinar at https://wasatchcounty.gov/openmeeting. A recording of the meeting may also be viewed afterwards at https://wasatchcout.portal.civicclerk.com.

Agenda

Order of agenda items subject to change without notice

Work Meeting 5:30 PM

This work meeting is for discussion purposes only. The public is welcome to attend, however formal presentation of items, public comment and actions will be reserved for the public hearing at 6:00 PM.

Regular Meeting 6:00 PM

1. Prayer/Remarks
2. Pledge of Allegiance

Business Items

1. Approval of Minutes from the October 8, 2026 Meeting

Consent Items

1. Approval of the 2027 Planning Commission Meeting Schedule -

Regular Agenda

1. Josh Bouthillier, representative for Rich Wolper, is requesting final plat approval for Wakara Ridge phase 2 which consists of 102 single family lots on 115.639 Acres. The proposal is in Section 26 of Township 2 South, Range 5 East at approximately 4177 E. Tuhaye Hollow Drive in the JBOZ. - Doug Smith

2. Recommendation of Ordinance 26-16 adopting Appendix B, Implementation Matrix of the General Plan, replacing the existing placeholder. The matrix identifies action items, lead departments, timeframes, and resources for implementing the General Plan adopted July 15, 2026 (Ordinance 26-11). **If forwarded, the recommendation by the Planning Commission on this item will be considered by the County Council as the Legislative Body at a Public Hearing on November 18, 2026* - Austin Corry

3. Discussion on a potential code text amendment to Wasatch County Code 16.08 and 16.30, and other related references, to clarify the purpose and intent of the RA-1 zone and to re-establish optional housing density incentives aligned with the affordable housing goals of the General Plan. This item is discussion only and no formal action will be taken. **Note that this discussion item will also be included on the County Council agenda for November 18, 2026 at 4:00 p.m. See County Council agenda for further details.* - Austin Corry

9:30 PM Approval of Motions

Commission/Director Comments

Adjournment

The Public Is Invited to Participate in All County Planning Commission Meetings.

*County Council Public Hearings will be held at 6:00 PM in the County Council Chambers located at 25 N. Main Street, Heber City, Utah on the date specified.

In compliance with the American with Disabilities Act, individuals needing special accommodations during this meeting should notify the Planning Department at 435-657-3205 at least one day prior to the meeting.