



PLANNING COMMISSION AGENDA

Notice is hereby given that the Draper Planning Commission will hold a **Business Meeting** on **Thursday, April 23, 2020, at 6:30 PM**, in the 1020 East Pioneer Road, Draper, Utah 84020 in the Council Chambers.

The Agenda will be as follows:

Electronic Meeting

This meeting will be an electronic meeting pursuant to Draper City Resolution #14-54. As restrictions take place across the State for limiting public gatherings, we want to make sure everyone interested in participating in meetings can do so in a manner they feel most comfortable.

- Listen through our website - <https://www.draper.ut.us/95/Agendas-Minutes>
- Email your comments to planning.comment@draper.ut.us by **Noon on the day of the meeting**. These will become part of the public record.
- If you wish to speak during the Public Comment or Public Hearings portion of the meeting, please send a request for the Zoom Meeting ID to planning.comment@draper.ut.us by noon, on the day of the meeting.

6:30 PM Business Meeting

1. **Approve Planning Commission Meeting Minutes for April 2, 2020 (Administrative Action)**
2. **Approve Planning Commission Meeting Minutes for April 9, 2020 (Administrative Action)**
3. **Action Item: Avery Townhomes Final Plat (Administrative Action)**
On the request of Armando Alvarez for approval of a final subdivision plat for approximately 2.48 acres located on the North side of 12225 South, at approximately 644 East for the development of 17 Townhomes. Application SUBD-963-2020. Staff contact is Travis Van Ekelenburg, 801-576-6522, travis.vanekelenburg@draper.ut.us.
4. **Action Item: Hidden Canyon Estates Phase 5 Final Subdivision Plat (Administrative Action)**
On the request of Matt Hansen, representing Edge Land 16, LLC for a Final Subdivision Plat for Hidden Canyon Estates Phase 5, located at 2355 East 14720 S in the RM zone. Application SUBD-739-2019. Staff contact is Jennifer Jastremsky, 801-576-6328, jennifer.jastremsky@draper.ut.us.
5. **Public Hearing: Harmony Hills Assisted Living Amended Site Plan Request (Administrative Action)**
On the request of Derk Pardoe, for an Amended Site Plan to the Harmony Hills Assisted Living development, located on 3.07 acres at 1393 East Pioneer Road. The property is

located within the IC (Institutional Care) zone. Application SPR-943-2020. Staff contact is Jennifer Jastremsky, 801-576-6328, jennifer.jastremsky@draper.ut.us.

6. Public Hearing: City Initiated 2020 Q1 Text Amendment (Legislative Action)

On the request of Draper City for approval of a Text Amendment to various sections of Draper City Municipal Code Tittles 9 and 17 in order to update code, make clarifications, and to propose common sense standards. Application TEXTMAP-975-2020. Staff contact is Jennifer Jastremsky, 801-576-6328, jennifer.jastremsky@draper.ut.us.

7. Public Hearing: City Initiated Use Tables Text Amendment (Legislative Action)

A request by the City of Draper for approval of a Text Amendment for the purpose of amending the use tables in Draper City Municipal Code Title 9. The amendment will update the permitted, not permitted and conditional uses within the use tables for all agricultural, residential, commercial, public facilities, manufacturing, and transit station district zones with the intent of reducing the number of listed conditional uses within the city. The changes would apply city wide, excepting Commercial Special Districts, those properties with Development Agreements and Master Planned Communities. Application TEXTMAP-976-2020. Staff contact: Jennifer Jastremsky, 801-576-6328, jennifer.jastremsky@draper.ut.us.

8. Adjournment

Any person adversely affected by a decision of the Planning Commission regarding the transfer, issuance or denial of a conditional use permit may appeal such decision to the City Council by filing written notice of appeal stating the grounds therefore within fourteen (14) days from the date of such final determination.

SALT LAKE COUNTY AND UTAH COUNTY, STATE OF UTAH

I, the City Recorder of Draper City, certify that copies of this agenda were posted on the Draper City Electronic Bulletin Board, Draper City website www.draper.ut.us, the Utah Public Notice website at www.utah.gov/pmn, and sent by email to the *Salt Lake Tribune* and the *Deseret News*.

Date Posted: April 20, 2020



Laura Oscarson, City Recorder
Draper City, State of Utah



In compliance with the Americans with Disabilities Act, any individuals needing special accommodations or services during this meeting shall notify Laura Oscarson, City Recorder at (801) 576-6502 or laura.oscarson@draper.ut.us, at least 24 hours prior to the meeting.