



HURRICANE CITY UTAH

Mayor **City Manager**
John W. Bramall Kaden DeMille

Planning Commission
Michelle Cloud
Paul Farthing
Rebecca Bronemann
Ralph Ballard
Shelley Goodfellow
Mark Sampson: Alternate Chair
Penny James-Garcia
Dayton Hall: Chair

AGENDA OF A MEETING OF THE HURRICANE CITY PLANNING COMMISSION THURSDAY OCTOBER 14, 2021 6:00 p.m.

Notice is hereby given that the Hurricane City Planning Commission will hold a Regular Meeting commencing at **6:00 p.m. in the Hurricane City Hall, 147 N 870 W Hurricane, UT.**

The meeting will also be held electronically here:

Planning Commission

Please join my meeting from your computer, tablet or smartphone.

<https://global.gotomeeting.com/join/948078325>

You can also dial in using your phone.

United States: +1 (646) 749-3129

Access Code: 948-078-325

A roll call will be taken, along with the Pledge of Allegiance and prayer and /or thought by invitation.

Public Hearing

1. A Zone Change request located at approximately 4700 S and 2600 W from RA-1 to R1-10 to build a residential neighborhood. Parcel numbers H-3-2-32-310 and H-3-2-32-320.
2. A Zone Change request located at 600 N and 2170 W from R1-6 and R1-10 to R1-6 and R1-10 with a PDO. Parcel numbers H-3-1-33-44001, H-3-1-33-441, and H-3-1-33-4420.

Details on these applications are available in the Planning Department at the City Office, 147 N. 870 West.

2021-ZC-34	Discussion and consideration of a recommendation of a proposed zone change located at approximately 4700 S and 2600 W from RA-1 to R1-10. Parcel numbers H-3-2-32-310 and H-3-2-32-320. Calypso Ridge Properties Applicant, Karl Rasmussen Agent.
2021-ZC-35 2021-PSP-19	Discussion and consideration of a recommendation of a proposed zone change request located at 600 N and 2170 W from R1-6 and R1-10 to R1-6 and R1-10 with a PDO. Parcel numbers H-3-1-33-44001, H-3-1-33-441, and H-3-1-33-4420. Red Cliffs Development, Jay Rice Applicant. Alpha Engineering, Jared Madsen Agent.
2021-CUP-08	Discussion and consideration of approval of a conditional use permit for a metal building at 569 N Sarah Lane. Shawn McDonald Applicant
2021-PSP-16 2021-PP-27	Discussion and consideration of approval of a preliminary site plan for a proposed recreation resort containing 35 units plus a restaurant, located at 475 N State Street. Corporation of the Episcopal Church in UT and Shamo Christen D and Charos Applicants. Matt Lowe Agent. Discussion and consideration of a recommendation of a preliminary plat for a proposed recreation resort containing 35 units plus a restaurant, located at 475 N State Street. Corporation of the Episcopal Church in UT and Shamo Christen D and Charos Applicants. Matt Lowe Agent.
2021-PSP-17 2021-PP-28	Discussion and consideration of approval of a preliminary site plan for a proposed commercial building located on the southwest corner of Sand Hollow Pkwy and Caddy Lane. Hurricane Hills Ranch, LLC Applicant, Valerie Espinoza Agent. Discussion and consideration of a recommendation of a preliminary plat for a proposed commercial building located on the southwest corner of Sand Hollow Pkwy and Caddy Lane. Hurricane Hills Ranch, LLC Applicant, Valerie Espinoza Agent.
2021-PP-29	Discussion and consideration of a recommendation of a preliminary plat for a proposed single-family subdivision located at 5200 W 2500 S. Chris Wyler Applicant, Civil Science Agent.
2021-PP-30	Discussion and consideration of a recommendation of a preliminary plat for a proposed single-family subdivision located at approximately 3350 W and 500 N. Mortar & Beam Applicant, Jim Lyman Agent.
2021-AFP-15	Discussion and consideration of a recommendation of a proposed amended final plat for Dixie Springs Plat E Amendment "A". Lots 88 and 89. Steve Brinkman Applicant, Ethan Anderson Agent

2021-ZC-31 2021-PSP-20	Discussion and consideration of a recommendation of a proposed zone change amendment request located at approx. 4800 South and 1500 West from RA-1, residential agriculture, to R1-10, residential one unit per 10,000 square feet, with a PDO, planned development overlay. Parcel numbers H-3403-W, H-3403-X, and H-3403-U. The Will Group Applicant, Tyson Williamson Agent.
2020-PP-18	Discussion and consideration of a one-year extension of the final plat deadline for Sage Point Phase 5 and 6, located at 1255 N 100 W. JB Holdings, LLC-Lane Blackmore Applicant, Gerold Pratt Agent.
2021-PSP-18	Discussion and consideration of a Preliminary Site Plan application for a new commercial building for Construction Sales and Services, located at 530 W 600 N. Jeremy Witte Applicant.
2021-LUCA-03	Discussion and consideration of a recommendation of a proposed code amendment to Hurricane City Code 10-26. Hurricane City Planning Applicant.

Planning Commission Business:

- Development Report
- City Council Recap

Adjournment