



## OGDEN CITY PLANNING COMMISSION

2549 WASHINGTON BOULEVARD  
OGDEN, UTAH

### AGENDA

August 3, 2022

There will be a meeting of the Ogden City Planning Commission held August 3, 2022, at 5:00 p.m. in the City Council Chambers on the 3rd Floor of the Ogden City Municipal Building, 2549 Washington Boulevard. Commission members are invited to attend a work session field trip which will leave the Bank of Utah annex parking lot at 4:00 p.m. The following items will be discussed during the work session as well as in the regular meeting. However, formal consideration, open discussion and decision-making process will be limited to the regular meeting. The meeting also will be held electronically

<https://us02web.zoom.us/j/88441486504> Meeting ID #884 4148 6504; 1 346 248 7799 Password 685679

| Approximate Start Time* | Agenda Item   | Recommendation to: |
|-------------------------|---|--------------------|
| 5:00 p.m.               | <b>PLEDGE OF ALLEGIANCE – led by Bryan Schade</b>   |                    |
| 5:05 p.m.               | 1. <u>Approval of the Agenda</u> , Consider changes, continuances, removing items from consent agenda   |                    |
|                         | 2. <u>Consent Agenda</u>  |                    |
|                         | a. <u>Preliminary Subdivision</u> , BDO Plat 39, 525 N 530 W  | Mayor (8-5-2022)   |
|                         | b. <u>Preliminary Subdivision</u> , BDO Plat 35, 425 N 530 W  | Mayor (8-5-2022)   |
|                         | c. <u>Preliminary Subdivision</u> , Ogden Wal-Mart, 4 <sup>th</sup> Amendment, 1895 Wall Ave.   | Mayor (8-5-2022)   |
|                         | d. <u>Preliminary Subdivision</u> , Villas at the Pointe private subdivision, 360 W 12th  | Mayor (8-5-2022)   |
|                         | e. <u>Preliminary Subdivision</u> , OCIP Plat A, 3 <sup>rd</sup> Amendment, 1327 W 2550 S   | Mayor (8-5-2022)   |
|                         | f. <u>Preliminary Subdivision</u> , The Keyes Subdivision, 1075 Century Drive   | Mayor (8-5-2022)   |
|                         | g. <u>Preliminary Subdivision</u> , Markosian Subdivision, 3175 S Wall Ave.   | Mayor (8-5-2022)   |
|                         | h. <u>Conditional Use Permit</u> , to allow new generator for cell tower, 205 W 17 <sup>th</sup> Street.  | Mayor (8-5-2022)   |
|                         | i. <u>Encroachment Permit</u> , to allow a fence, 1386 7 <sup>th</sup> Street   | Mayor (8-5-2022)   |
|                         | j. <u>Change of Nonconforming Use</u> , to allow two dwelling units above and a professional office on the first floor, 2483 Harrison Boulevard.                  | Mayor (8-5-2022)   |
|                         | k. <u>Preliminary Subdivision</u> , Jen 1 Subdivision 1 <sup>st</sup> Amendment, 895 W Lake St.   |                    |
|                         | l. <u>Minutes</u> , of the regular meeting held <u>July 6, 2022</u> and work session held <u>July 20, 2022</u>  |                    |
|                         | m. <u>Continue public hearing</u> , Proposed Ordinance Amendment, Residential Vacation Rentals, to September 7, 2022  | Mayor (8-5-2022)   |
| 5:10 p.m.               | 3. <u>Public hearing, Zoning Ordinance amendment</u> , for height, parking, and design standards in the BEH zone.   | City Council       |
| 5:30 p.m.               | 4. <u>Public facility site plan</u> , Airport Terminal renovation, 3909 Airport Road.   | Mayor (8-5-2022)   |
| 5:50 p.m.               | 5. <u>Change of Nonconforming Use</u> , to allow auto sales and auto repair, 1990 Wall Avenue.  | Final Action       |
| 6:10 p.m.               | 6. <u>Expansion of Nonconforming Use</u> , to allow a carport, 2147 Lincoln Ave.  | Final Action       |
| 6:30 p.m.               | 7. <u>Conditional Use Permit</u> , The Morelli Apartments, 155 E 9 <sup>th</sup> Street   | Final Action       |
| 6:50 p.m.               | 8. <u>Conditional Use Permit</u> , Shadow Valley Lofts, 4990 Harrison Boulevard   | Final Action       |
| BREAK                   |   |                    |
| 7:30 p.m.               | 9. <u>CBD Site Plan</u> , Lofts on the Hill Apartments, 441 20 <sup>th</sup> Street   | Mayor (8-5-2022)   |
| 7:50 p.m.               | 10. <u>Final Group Dwelling</u> , Mount Lewis Townhomes, 551 E 900 N  | Final Action       |
| 8:10 p.m.               | 11. <u>Petition to rezone</u> , 1455 Washington Boulevard from CP-2 to CP-3   | City Council       |
| 8:30 p.m.               | 12. <u>Extension of Conditional Use Permit</u> , waste transfer facility, 3027 Midland Dr   |                    |
|                         | 13. <u>Written correspondence, new business</u><br><u>Reports:</u> Landmarks Commission: Bryan Schade - Citizen Advisory: Rick Southwick – Trails: Jessica Stoker |                    |

#### Review of Meeting

**Mayor's Administrative Review Meeting - Friday August 5, 2022 - 10:00 a.m. - 3<sup>rd</sup> Floor, Municipal Building**

\*The City Council meets the first and third Tuesdays of each month. Please contact the City Council Office at 629-8153 for agenda information

\*Start times are approximate – item may be discussed before or after identified start time

In compliance with the Americans with Disabilities Act, persons needing auxiliary communicative aids and services for this meeting should contact the Management Services Department at 629-8701 (TTY/TDD: 711 or 888-735-5906) or by email: [accessibility@ogdencity.com](mailto:accessibility@ogdencity.com) at least 48 hours in advance of the meeting.

#### CERTIFICATE OF POSTING

The undersigned, duly appointed City Recorder, does hereby certify that the above notice and/or agenda was posted in accordance with Utah State Code Annotated 52-4-202(3) on this 29<sup>th</sup> day of July, 2022 in the following places: 2<sup>nd</sup> floor foyer of the Ogden City Municipal Building; the Utah State Public Notice website, the Ogden City website, and provided to the Standard-Examiner.

Tracy Hansen, Ogden City Recorder