

SMITHFIELD CITY CORPORATION
96 South Main
Smithfield, UT 84335

AGENDA

Public Notice is given that the Smithfield City Planning Commission will meet in a regularly scheduled meeting at 96 South Main, Smithfield, Utah, on **Wednesday, October 20, 2021**. The meeting will begin at 6:30 P.M.

Call to Order

1. Approval of Planning Commission Meeting Minutes from September 15, 2021.
2. Resident Input
3. Public Hearing, no sooner than 6:35 P.M., for the purpose of discussing Ordinance 21-31, an Ordinance amending the Smithfield City Municipal Code Title 17 “Zoning Regulations”, by amending Chapter 17.60 “RM Multiple-Family Residential Zone”, Section 17.60.040 “Height Regulations”, Chapter 17.64 “CB Central Business District Zone”, Section 17.64.040 “Height Regulations”, Chapter 17.68 “CC Community Commercial Zone”, Section 17.68.040 “Height Regulations”, Chapter 17.72 “GC General Commercial Zone”, Section 17.72.040 “Height Regulations” and chapter 17.81 “Master Planned Community (MPC) Zone”, Section 17.81.050 Development Standards”.
4. Discussion and possible vote on Ordinance 21-31.
5. Public Hearing, no sooner than 6:40 P.M., for the purpose of discussing Ordinance 21-32, an Ordinance amending the Smithfield City Municipal Code Title 17 “Zoning Regulations”, by amending Chapter 17.56 “R-1 Single-Family Residential Zone”, Section 17.56.030 “Area, Width and Yard Regulations”.
6. Discussion and possible vote on Ordinance 21-32.
7. Public Hearing, no sooner than 6:45 P.M., for the purpose of discussing Ordinance 21-33, an Ordinance rezoning Parcel Number 08-059-0018 from RA-1 (Residential Agricultural 1-Acre) to RM (Multiple Family Residential). The parcel is located at approximately 265 North 300 East and is 0.36 acres.
8. Discussion and possible vote on Ordinance 21-33.
9. Public Hearing, no sooner than 6:50 P.M., for the purpose of discussing Ordinance 21-34, an Ordinance rezoning Parcel Number 04-006-0005 from CC (Community Commercial) to CBD (Central Business District). The parcel is located at 1215 South Main and is 3.00 acres.

10. Discussion and possible vote on Ordinance 21-34.
11. Discussion and possible vote on the request by S & H Development for approval of the Final Plat for The Meadows at Sky View, Phase 2, a (25) lot/unit subdivision located at approximately 340 East 900 South.
12. Discussion and possible vote on the request by S & H Development for approval of the Final Plat for The Meadows at Sky View, Phase 3, a (54) lot/unit subdivision located at approximately 340 East 900 South.
13. Public Hearing, no sooner than 7:00 P.M., for the purpose of discussing Ordinance 21-35, an Ordinance rezoning Parcel Numbers 08-044-0034, 08-044-0035, 08-044-0033, 08-044-0084, 08-044-0030, 08-044-0037, 08-044-0039, 08-044-0038, 08-044-0040, 08-064-0002 and 08-064-0012 from R-1-10 (PUD) (Single Family Residential 10,000 Square Feet/Planned Unit Development Overlay Zone), RA-1 (Residential Agricultural 1-Acre) and A-10 (Agricultural 10-Acre) to MPC (Master Planned Community). The parcels are located at approximately 510 East 680 North and total approximately 99.77 acres.
14. Discussion and possible vote on Ordinance 21-35.

Adjournment

*****Items on the agenda may be considered earlier than shown on the agenda.*****

In accordance with the Americans with Disabilities Act, individuals needing special accommodation for this meeting should contact the City Recorder at (435) 792-7990, at least three (3) days before the date of the meeting.