

LEHI CITY PLANNING COMMISSION AGENDA***Amended 1/3/07**

Notice is hereby given that there will be a Lehi City Planning Commission Meeting held Thursday, January 11, 2007 at 7:00 p.m. in the Lehi City Council Chambers located at 153 North 100 East. The agenda shall be as follows:

1. CALL TO ORDER

2. **OPENING OF PUBLIC HEARING ITEMS** (Public input and Planning Commission action will be taken after the regular agenda items)

3. REGULAR AGENDA

- 3.1 Michael Raymond – Requests Site Plan approval for a new LDS Church to be located at approximately 5000 North Traverse Mountain Blvd. in a Planned Community zone.
- 3.2 Justin Johnson – Requests Concept Plan review and recommendation of Marshall Fields, an 18-lot residential subdivision located at 2100 North 300 West in an existing R-1-8 (single family residential) zone.
- 3.3 Scot Hazard – Requests Concept Plan review and recommendation of Siena Estates, a 29-lot residential subdivision located at approximately 900 North 1700 West in a proposed R-1-22 (residential/agriculture) zone.
- 3.4 Scenic Development – Requests Concept Plan review and recommendation for the Mill Pond Business Park located at approximately 350 South 1000 East in an existing Commercial zone.

4. PUBLIC HEARINGS

- 4.1 Ivory Homes – Requests Conditional Use approval to place a model home in Clubview Towns subdivision located at approximately 155 East 163 Crosscourt Way in an existing Planned Community zone.
- 4.2 Ivory Homes – Requests Conditional Use approval to place a model home in Willow Cove subdivision located at approximately 33 South 800 West in an R-1-8 (single family residential) zone.
- 4.3 Ivory Homes – Requests Conditional Use approval to place a model home in Banbury Court subdivision located at approximately 2128 North Banbury Court in an existing R-1-15 (single family residential) zone.
- 4.4 Kaye Thompson – Requests Conditional Use approval to locate a flag lot at 264 West 300 North in an existing R-2 (medium density residential) zone.
- 4.5 Hazford Properties LLC – Requests review and recommendation of zoning on the Siena Estates annexation, 22.92 acres of property located at approximately 900 North 1700 West to proposed R-1-22 (residential/agriculture) and TH-5 (transitional holding) zones.
- 4.6 Duane Ward – Requests Preliminary Subdivision review and recommendation of Ward Meadows, a 13-lot residential subdivision located at approximately 850 South 2300 West in an R-1-22 (residential/agriculture) zone.
- 4.7 Jim Gibbons – Requests Preliminary Subdivision review and recommendation of Pine Hollow, a 42-unit PUD, and 4 existing single family homes located at approximately 2100 North 900 West in R-2 (medium density residential) and R-3 (high density residential) zones.
- 4.8 First Colonies, LLC – Requests review and recommendation of an amendment to the Pilgrims Landing Area Plan adding office/warehouse as an allowed use in the Land Use section.
- a. Brubaker Construction – Requests Concept Plan review for a proposed office/warehouse development located at 3350 West Pilgrim's Loop Road in an existing Planned Community zone.

- 4.9 Lynn Bowler – Requests Preliminary Subdivision review and recommendation of Larson Farms, a 70-lot residential subdivision located at approximately 200 North 1700 West in R-1-22 (residential/agriculture) and R-2 (medium density residential) zones.
- 4.10 Lehi City – Requests review and recommendation of a General Plan Amendment on approximately .68 acres of property located at approximately 300 North 400 West from an MDR (medium density residential) to a PF (public facilities) land use designation.
- 4.11 Lehi City - Requests review and recommendation of a Zone District and Zone District Map Amendment on approximately .68 acres of property located at approximately 300 North 400 West from an R-2 (medium density residential) to a Light Industrial zone.

5. CITY BUSINESS

6. APPROVAL OF MINUTES

- 6.1 Approval of minutes from the December 7, 2006 Planning Commission meeting.

7. ADJOURN

8.