

LEHI CITY PLANNING COMMISSION  
PUBLIC HEARINGS  
March 26, 2009

NOTICE: is hereby given that a public hearing before the Lehi City Planning Commission will be held Thursday March 26, 2009 at 7:00 p.m. in the Lehi City Council Chambers, 153 North 100 East, Lehi, Utah for the purpose of receiving comment on the following (applications and materials may be reviewed at the Planning Department, 99 West Main Street, Suite 100, during normal business hours 7:00 a.m. to 6:00 p.m. Monday - Thursday).

**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. Jeremy Moser – Requests Major Home Occupation approval to operate a contractor’s business from his home located at 1393 South 740 East in an existing PC (Planned Community) zone.

**4. PUBLIC HEARINGS**

4.1. Ivory Homes – Requests Site Plan and Conditional Use approval for a model home on lot 110 of the Parkside at Ivory Ridge subdivision located at 827 West 2630 North in a PC (Planned Community) zone.

4.2. Alpine School District – Requests Site Plan and Conditional Use approval for an addition to Sego Lily Elementary School located at 550 East 900 North in an R-1-8 (Residential) zone.

4.3. Wes Goldberg/daVinci Doors – Requests Site Plan and Conditional Use approval for Dry Creek Mercantile located at 115 East State Street in an existing MU (Mixed Use) zone.

4.4. Steven Croshaw/ POM Investments – Requests review and recommendation of a Zone District and Zone District Map Amendment on approximately 11.766 acres of property located at the intersection of Bluegrass Blvd. and Thanksgiving Way from R-3 (High Density Residential), LI (Light Industrial) and C (Commercial) zones to a C (Commercial) zone.

4.5. Steven Croshaw – Requests Preliminary Subdivision review and recommendation for Point of the Mountain, a 10-lot commercial subdivision located at the intersection of Bluegrass Blvd. and Thanksgiving Way in a proposed C (Commercial) zone.

4.6. Gary Powell – Requests review and recommendation of an amendment to the Lehi City Development Code Chapter 12, Development Standards. The amendment is intended to create provisions and standards that will allow for motorcycle sales and service and test tracks for motorcycles and ATVs in the MU (Mixed Use), LI (Light Industrial), and I (Industrial) zones.

4.7. Gary Powell – Requests review and recommendation of an amendment to the Lehi City Development Code Table 05-030 B. The amendment is intended to create provisions that will allow for motorcycle sales and service and test tracks for motorcycles and ATVs in the MU (Mixed Use), LI (Light Industrial), and I (Industrial) zones.

- 4.8. Lehi City – Requests review and recommendation of zoning on the Smith-Ellsworth Annexation, approximately 10.19 acres of property located from approximately 1800 North to 1900 North and 1200 East to a proposed TH-5 (Transitional Holding) zone.
- 4.9. Lehi City – Requests review and recommendation of an amendment to the Lehi City Development Code Chapter 36 Definitions, adding a definition for Rehabilitation and Treatment Facilities.
- 4.10. Lehi City – Requests review and recommendation of an amendment to the Lehi City Development Code Chapter 5 and Table 05-0503-B, adding use classification for Residential Care Facilities for drug and alcohol dependence as a Conditional Use in the LI (Light Industrial) zone.
- 4.11. Lehi City - Requests review and recommendation of an amendment to the Lehi City Development Code, Chapter 12, adding regulations for rehabilitation and treatment facilities for drug and alcohol dependence.

## **5. APPROVAL OF MINUTES**

- 5.1. Approval of minutes from the February 26, 2009 regular meeting.
- 5.2. Approval of minutes from the March 5, 2009 regular meeting.

## **6. CITY BUSINESS**

## **7. ADJOURN**