

WEST VALLEY CITY PLANNING COMMISSION AGENDA

January 10, 2007

Planning Commission Technical Committee January 2, 2007 @ 8:00 a.m.
Planning Commission Study Session January 3, 2007 @ 3:00 p.m.
Planning Commission Pre-Meeting..... January 10, 2007 @ 3:00 p.m.
Planning Commission Meeting January 10, 2007 @ 4:00 p.m.

_ Woodruff _ Fuller _ Matheson _ Lang _ Mills _ Cisneros _ Conder _ Clayton

ZONE CHANGE APPLICATION:

Z-18-2006 Petition by **TOM PETERSON** requesting a zone change from 'A' (agriculture) to 'M' (manufacturing). The property is located at 2251 South 7200 West on 18.02 acres. (Staff - Steve Pastorik at 963-3545).

CONDITIONAL USE APPLICATION:

C-5-2005 Petition by **MAGNA WATER COMPANY** requesting conditional use for the **Barton Wellfield Water Treatment Plant**. The plant will be located at 6901 W. 2643 S. on 41 acres, and is zoned 'A-1' (agriculture). (Staff – **Ron Weibel** at 963-3361).

~~**C-43-2005** Petition by **SHOPS AT HIGHBURY – AMSOURCE DEVELOPMENT** requesting an extension of the conditional use approval granted February 22, 2006. (Staff – **Kevin Hooper** at 963-3249). **APPROVED AT P.C. STUDY SESSION**~~

C-33-2006 Petition by **QUALITY TIRE COMPANY** requesting conditional use approval for **outside storage** in association with a tire recapping business. The business is located at 5079 West 2100 South on 1.3 acres, and is zoned 'M' (manufacturing). (Staff – **Kevin Hooper** at 963-3249).

C-34-2006 Petition by **EXPRESS TITLE LOANS** requesting conditional use approval to operate a **car title loan business** at an existing business. The business is located at 4330 W. 3500 S. on 0.38 acres, and is zoned 'C-2' (general commercial). (Staff – **Ron Weibel** at 963-3361).

C-35-2006 Petition by **RACHEL HOWES** requesting a Major **Home Occupation for a preschool**. The business would be located at 4034 Westlake Ave. on 0.24 acres, and is zoned 'R-1-8' (residential, single family, minimum 8,000 sq. ft. lot size. (Staff – **Jody Knapp** at 963-3497).

SUBDIVISION APPLICATIONS:

S-45-2006 Petition by **MOORE HOMES, L.L.C.** requesting **preliminary plat approval Hunter Village Phase #20 Subdivision**. The subdivision consists of 39 lots, is located at 6890 West 2980 South on 11.34 acres, and is zoned 'A' (agriculture). (Staff – **Steve Lehman** at 963-3311).

PUD-3-2006 **BRYSON GARBETT** is requesting **final plat approval** for the Arbor Square @ Lake Park PUD. The development consists of 64 units on 4.8 acres, is zoned RM, and is located at 5432 West Highbury Parkway. (Staff – **Steve Lehman** at 963-3311).

PLANNING COMMISSION BUSINESS

Approval of minutes from December 13, 2006 (Regular Meeting)

Approval of minutes from January 3, 2007 (Study Session)

West Valley City does not discriminate on the basis of race, color, national origin, sex, religion, age or disability in employment or the provision of services. If you are planning to attend this public meeting and, due to a disability, need assistance in understanding or participating in the meeting, please notify the City eight or more hours in advance of the meeting. We will try to provide whatever assistance may be required. The person to contact for assistance is Lori Cannon, 963-3282.