



# FARMINGTON

MORE TIME FOR LIVING

## PLANNING COMMISSION MEETING NOTICE AND AGENDA

Thursday August 22, 2024

Notice is given that Farmington City Planning Commission will hold a regular meeting at City Hall 160 South Main, Farmington, Utah. A work session with training and a presentation from a resident regarding the city pool will be held at **6:00 PM** prior to the **regular session which will begin at 7:00 PM** in the Council Chambers. The link to listen to the regular meeting live and to comment electronically can be found on the Farmington City website at [farmington.utah.gov](http://farmington.utah.gov). Any emailed comments for the listed public hearings, should be sent to [crowe@farmington.utah.gov](mailto:crowe@farmington.utah.gov) by 5 p.m. on the day listed above.

### CONDITIONAL USE APPLICATION – public hearing

1. JGK Properties LLC – Applicant is requesting an approval for conditional use permit to operate their home occupation outside of the main dwelling, in an accessory building, for pickleball court reservations, private and group lessons, etc. on the property located at 37 S Buffalo Ranch Rd., in the AA (Agricultural Very Low Density) zone, on approx. 0.90 acres.

### ZONE CHANGE APPLICATION – no public hearing

2. Harv Jeppsen – Applicant is requesting recommendation for a rezone to include the AP District overlay zone and an accompanying development agreement for an RV resort at approximately 650 West Lagoon Drive (950 North) on approximately 6.5 acres of property, in the A Zone.

### ZONE TEXT AMENDMENTS – public hearing on both 2 & 3

3. Farmington City – Applicant is requesting an amendment to Chapter 11-2, DEFINITIONS of Title 11, ZONING REGULATIONS. The amendment is to include a new definition for 'Live / Work Residential' which is an existing use identified in creative zoning districts.
4. Farmington City – Applicant is requesting an Amendment and additional text to Section 11-35-060: REVOCATION, of Chapter 11-35, HOME OCCUPATION, of Title 11, ZONING REGULATIONS. The proposed text amendment is to clarify which body has the authority to revoke a home occupation business license.

### OTHER BUSINESS

5. Miscellaneous, correspondence, etc.
  - a. Planning Commission Minutes Approval – 08.08.2024
  - b. City Council Report – 08.20.2024
  - c. Other

Please Note: Planning Commission applications may be tabled by the Commission if: 1. Additional information is needed in order to act on the item; OR 2. If the Planning Commission feels, there are unresolved issues that may need additional attention before the Commission is ready to make a motion. No agenda item will begin after 10:00 p.m. without a unanimous vote of the Commissioners. The Commission may carry over Agenda items, scheduled late in the evening and not heard to the next regularly scheduled meeting.

*CERTIFICATE OF POSTING I hereby certify that the above notice and agenda were posted at Farmington City Hall, the State Public Notice website, the city website [www.farmington.utah.gov](http://www.farmington.utah.gov), the Utah Public Notice website at [www.utah.gov/pmn](http://www.utah.gov/pmn) on August 19, 2024.  
Carly Rowe, Planning Secretary*