

# BOX ELDER COUNTY PLANNING COMMISSION AGENDA

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**June 17, 2010**

Agenda review with Planning Commissioners at 6:00 p.m. in Conference Room 32

1. **CALL TO ORDER** 7:00 p.m. (County Commission Chamber Room)
  - a. Roll Call (Commissioners Day, Munns, Tea, Hardy, Larsen, Christensen, and Munns)
2. **APPROVAL of the May 20, 2010 Planning Commission Minutes.**
3. **PUBLIC HEARINGS**
  - a. **Bear Hollow Ranch, SS10-008, proposed nineteen (19) lot subdivision at private water park located at approximately 15000 North 4000 West northeast of Garland in Box Elder County.**
  - b. **Text Amendment to the Box Elder County Land Use Management & Development Code (BECLUM&DC, Article 3-2-070-7.1; changing MU-160, MU-80, and MU-40 from conditional use to permitted use for a single family dwelling.**
  - c. **Text Amendment to the BECLUM&DC, Article 5-1-150 regulating the minimal height and floor area of accessory buildings.**
  - d. **Text Amendment to the BECLUM&DC, Article 1-3-040 to add definition of 'Commercial'.**
  - e. **Draft to update and clarify the BECLUM&DC, Article 5-1-311 (Flag Lot Ordinance #249).**
  - f. **Site Plan, SS10-002, Sturdy Built Sheds, located at approximately 14700 North 6000 West in the Garland area of Box Elder County.**
4. **UNFINISHED BUSINESS**
  - a. **JOEL MURRAY, Z10-002; rezone to gravel excavation operation located at approximately 1025 South 105 East in the Willard area of Box Elder County.**
5. **NEW BUSINESS**
  - a. **Bear Hollow Ranch, SS10-008, proposed nineteen (19) lot subdivision at private water park located at approximately 15000 North 4000 West in the Riverside area of Box Elder County.**
  - b. **Text Amendment to the *Box Elder County Land Use Management & Development Code (BECLUM&DC)*, Article 3-2-070-7.1; changing MU-160, MU-80, and MU-40 from conditional use to permit use for a single family dwelling.**
  - c. **Text Amendment to the *BECLUM&DC*, Article 5-1-150 regulating the minimal height and floor area of accessory buildings.**

Submitted to the *Box Elder News Journal* and the *Tremonton Leader* for publication on June 11, 2010.

Requests for accommodations or interpretive services must be made three (3) working days prior to this meeting. Please contact the Box Elder County Community Development office at 435-734-3314 or 734-2634 for information or assistance.

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- d. **Text Amendment** to the *BECLUM&DC*, **Article 1-3-040** to add definition of 'Commercial'.
- e. Draft to update and clarify the *BECLUM&DC*, **Article 5-1-311 (Flag Lot Ordinance #249)**.
- f. **Site Plan, SS10-002**, Sturdy Built Sheds, located at approximately 14700 North 6000 West in the Garland area of Box Elder County.

## **6. WORKING REPORTS**

- a. Follow-up discussion regarding site visits to
  - i. Five C's Mobil Home Park in South Willard
  - ii. Michael Munsee's Storage facility in South Willard

## **7. PUBLIC COMMENTS**

## **8. ADJOURN\_\_\_\_\_**