March 1, 2012
PERRY CITY PLANNING COMMISSION MEETING AGENDA

The Perry Planning Commission will hold its regular meeting on the Thursday identified above, starting at approximately 7:00 p.m., in the City Council Room, at 9005 South 1200 West in Perry. Agenda items may vary depending on length of discussion, cancellation of scheduled items, or agenda alteration. Numbers and/or times are estimates of when agenda items will be discussed. Action on public hearing(s) will always be later in the same meeting or at a subsequent meeting. Every agenda item shall be a discussion and/or action item, unless otherwise indicated.

1. **Approx. 7:00 p.m.- Call to Order and Opening Ceremonies**
   A. Pledge Allegiance to the U.S. Flag
   B. Declare Conflicts of Interest, IF any
   C. Review and Adopt the Agenda

2. **Approx. 7:05 p.m., Public Comments and Public Hearings**
   Rules: (1) Please speak only once (maximum of 3 minutes) per agenda item. (2) Please speak in a courteous and professional manner. (3) Do not speak to specific member(s) of the Planning Commission, staff, or public (please speak to the Chair or to the Commission as a group). (4) Please present possible solutions for all problems identified. (5) Action may not be taken during this meeting if the item is not specifically on the agenda.
   A. Public Hearings Regarding certain Land Use Applications (Items 3A through 3E)
   B. Public Hearings Regarding Ordinances (Items 4A through 4C)
   C. Public Comments

3. **Land Use Applications (Administrative Action)- The Planning Commission is the Final Land Use Authority for Items 9A through 9G (No Council approval required)**
   Rules: (1) Documentation must be submitted to the planning staff two weeks in advance. (2) The applicant or a representative must be present for action to be taken.
   A. Conditional Use Permit application for a home business (a hair salon business named "Be Forever Young Salon") with visiting clientele, by Ashley Young, located at 585 W. 2600 S.
   B. Conditional Use Permit application for a home business (a framing/matting of photographs business named "Framing By Design"), with visiting clientele, by Cory and Lindsey Bowen, located at 2315 South 900 West.
   C. Conditional Use Permit application for a home business (a small dog grooming business named "Diamond in the Ruff") w/ visiting clientele, by Shari Guither, located at 1451 S. 175 E
   D. Conditional Use Permit application by Digi Wireless (Kyle Harding) for the placement of a Communications Tower on ADI Storage Property, located at 1430 West 2700 South
   E. Final Approval of Cannery Street Subdivision a one Lot Subdivision (with remainder parcels) at approximately 1980 West on the north side of 2950 South Street (the proposed lot consists of small portions of Parcel Numbers 02-034-0003 and 02-034-0092)
   F. Limited Review Permit for a Sign(s) for Domino's Pizza (Mary and Blaine Phipps) at Canyon Gate IV, Lot 1 on the Southeast Corner of Commerce Way and 1200 South St.
   G. Limited Review Permit for a Sign(s) for Segull Book at Canyon Gate IV Lot 1 at the Corner of Commerce Way and 1200 South St.
   (Planning and Quasi-Legislative Action)
   A. Ordinance to amend certain provisions of the "in-fill ordinance" (PMC Chapter 45.08) to
      provide minimum frontage requirements for multi-family housing along Highway 89 (in the
      NC2 and NC3 zones)
   B. Sign Ordinance Amendment (Title 58)
   C. Ordinance to Enact Title 64 Regarding Regulations for Large Scale Utility Lines,
      Telecommunications Towers, and Related Structures

5. Training, Minutes, and Reports
   A. City Council Report (Council Member Karen Cronin)
   B. Approve Minutes of February 2, 2012
   C. Make Assignments for a Representative to City Council Meeting
   D. Review Agenda for Joint Advisory Board Meeting Scheduled for March 13th

6. Review Next Agenda and Adjourn
   A. Add Agenda Items requested by Planning Commission
   B. Motion to Adjourn

Certificate of Mailing

The undersigned duly appointed official hereby certifies that a copy of the foregoing
agenda was sent to each member and alternate member of the Planning Commission and
other designated City Officials, and was posted in three locations: The Perry City Offices,
Dale Young Park, Perry City Park; and faxed to the Ogden Standard-Examiner, Box Elder
News Journal; and posted on the State Website; on this 24th day of February 2012. Any
individual requiring auxiliary services should contact the City Offices at least 3 days in
advance (435-723-6461).

[Signature]

Susan K. Obrey, City Recorder