

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 3005 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 3A through 3G (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 applic. for a home business (a small dog grooming business named "Diamond in the Ruff") w/ visiting clientele, by Shari Gunther, located at 1451 S. 175 E**
- D. Conditional Use Permit application by Digis Wireless (Kyle Harding) for the placement of a Communications Tower on ADL Storage Property, located at 1430 West 2700 South**
- E. Final Approval of Cannery Street Subdivision a one Lot Subdivision (with remainder parcels) at approximately 1380 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 Seagull Book at Canyon Gate IV Lot 1 at the Corner of Commerce Way and 1200 South St.**

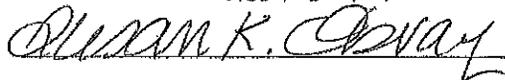
4. **Land Use Ordinances, Zoning, Design Guidelines, General Plan, Etc. (Planning and Quasi-Legislative Action)**
 - A. Ordinance to amend certain provisions of the "in-fill ordinance" (PMC Chapter 45.08) to provide minimum frontage requirements for multi-family housing along Highway 89 (in the NC2 and 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).


Susan K. Obray, City Recorder