MEETING NOTICE OF THE CLEARFIELD CITY PLANNING COMMISSION

Notice is hereby given that the Clearfield City Planning Commission will hold a regularly scheduled meeting at 7:00 P.M., Wednesday, May 6, 2015, on the 3rd floor in the City Council Chambers of the Clearfield City Municipal Building, 55 S. State, Clearfield, Utah.

7:00 PM CALL TO ORDER-- PLEDGE OF ALLEGIANCE

1. ROLL CALL

2. APPROVAL OF MINUTES
   A. April 1, 2015

PUBLIC HEARINGS:

3. Public Hearing, Discussion and Possible Action on RZN 1504-0002 a request by Leasa Socci on behalf of Cherry LLC for a Rezone of property from Agriculture (A-1) to Residential (R-1-8), located at 837 West 300 North (TIN: 12-019-0110). The property is approximately 0.51 acres.

4. Public Hearing, Discussion and Possible Action on: PSP 1504-0002 a request by Leasa Socci on behalf of Cherry LLC for Preliminary Plat approval to create two building lots from a single lot, located at 837 West 300 North (TIN: 12-019-0110). The property is approximately 0.51 acres.

5. Discussion and Possible Action on: FSP 1504-0002 a request by Leasa Socci on behalf of Cherry LLC for Final Plat approval to create two building lots from a single lot, located at 837 West 300 North (TIN: 12-019-0110). The property is approximately 0.51 acres.

6. Public Hearing, Discussion and Possible Action on RZN 1504-0001 a request by Con Wilcox on behalf of Wilcox Farms for a Rezone of a portion of property from Commercial (C-2) to Residential (R-3), located at 850 West 1600 South (TIN: 12-391-0014). The total property is approximately 3.371 acres, with the rezone request totaling 2.28 acres.

7. Public Hearing, Discussion and Possible Action on PSP 1504-0004 a request by Clearfield City and Clearfield Community Development and Renewal Agency, for Preliminary Plat, and Street Vacation located at 497 South Main Street (TIN: 12-003-0094, 12-003-0168, 12-003-0169, 12-003-0097, 12-003-0198, 12-003-0197). The property is approximately 7.9 acres and lies in the Public Facilities (PF) zoning district.

8. Public Hearing, Discussion and Possible Action on FSP 1504-0004 a request by Clearfield City and Clearfield Community Development and Renewal Agency, for Final Subdivision Plat, Street Vacation and Relocation of the 560 South right-of-way, located at 497 South Main Street (TIN: 12-003-0094, 12-003-0168, 12-003-0169, 12-003-0097, 12-003-0198, 12-003-0197). The property is approximately 7.9 acres and lies in the Public Facilities (PF) zoning district.
SCHEDULED ITEMS:

9. Public Hearing, Discussion and Possible Action on **RZN 1504-0002** a request by Leasa Socci on behalf of Cherry LLC for a Rezone of property from Agriculture (A-1) to Residential (R-1-8).

10. Public Hearing, Discussion and Possible Action on **PSP 1504-0002** a request by Leasa Socci on behalf of Cherry LLC for Preliminary Plat approval.

11. Discussion and Possible Action on **FSP 1504-0002** a request by Leasa Socci on behalf of Cherry LLC for Final Plat.

12. Discussion and Possible Action on **SP 1503-0007** a request by John Hansen, on behalf of Thomas Rosenberg, for Site Plan approval located at 925 S. 2000 E. (TIN: 09-302-0008). The subdivision is approximately 7.09 acres and is split zoned R-2 (Multi-Family Residential) and C-2 (Commercial) zoning districts.

13. Discussion and Possible Action on **SP 1406-0007**: A request by Michael Christensen, on behalf of the Thackeray Company, for Site Plan Approval for Phase 1B on an approved Mixed-Use Development on approximately 70 acres located at 1250 South State Street (TIN: 12-066-0071, 12-067-0139).

14. Public Hearing, Discussion and Possible Action on **RZN 1504-0001** a request by Con Wilcox on behalf of Wilcox Farms for a Rezone of a portion of property from Commercial (C-2) to Residential (R-3).

15. Public Hearing, Discussion and Possible Action on **PSP 1504-0004** a request by Clearfield City and Clearfield Community Development and Renewal Agency, for Preliminary Plat, and Street Vacation.

16. Public Hearing, Discussion and Possible Action on **FSP 1504-0004** a request by Clearfield City and Clearfield Community Development and Renewal Agency, for Final Subdivision Plat, Street Vacation and Relocation of the 560 South right-of-way.

17. Discussion and Possible Action on **SP 1504-0004** a request by Clearfield City and Clearfield Community Development and Renewal Agency, for Site Plan approval, located at 497 South Main Street (TIN: 12-003-0094, 12-003-0168, 12-003-0169, 12-003-0097, 12-003-0198, 12-003-0197).

COMMUNICATION ITEMS:

18. Staff Communications – Administrative Site Plan Reviews

19. Planning Commissioners’ Minute

**PLANNING COMMISSION MEETING ADJOURNED**

Dated this 1st day of May 2015

/s/Scott A. Hess, Development Services Manager

The City of Clearfield, in accordance with the ‘Americans with Disabilities Act’, provides accommodations and auxiliary communicative aids and services for all those citizens needing assistance. Persons requesting accommodations for City sponsored public meetings, service programs, or events, should call Christine Horrocks at 525-2780, giving her 48 hours notice.