



118 Lion Blvd ◦ PO Box 187 ◦ Springdale, UT 84767 ◦ (435) 772-3434

PLANNING COMMISSION NOTICE AND AGENDA

THE SPRINGDALE PLANNING COMMISSION WILL HOLD A REGULAR MEETING
ON WEDNESDAY, JUNE 15, 2022 AT 5:00 PM

AT THE CANYON COMMUNITY CENTER, 126 LION BLVD – SPRINGDALE, UT 84767

A live broadcast of this meeting will be available to the public for viewing/listening only.

*Public comments for public hearing items may be made in person at the meeting or
submitted two days prior to the meeting.*

****Please see electronic login information below****

Approval of the agenda

General announcements

A. Action Items

1. **Public Hearing - Zone Change:** Andrew Green, representing the Bit and Spur, requests a zone change from FR (Foothill Residential) to VR (Valley Residential) on a 1.28-acre portion of parcel S-161-A-1-A.
2. **Public Hearing - Ordinance Revision:** Changes to the front setback requirements in the Valley Residential and Village Commercial zones, making front setback distances dependent on building height.
3. **Public Hearing - Ordinance Revision:** Changes to the method of determining maximum permitted density (units per acre) in the Central Commercial and Village Commercial zones by exempting land in the regulatory floodway and in slopes of 30% and greater grade from the density calculation.
4. **Grading Permit:** The Town of Springdale requests a grading permit to allow installation of natural channel flood control and prevention improvements on Black's Canyon Wash on multiple properties from the OC Tanner Amphitheater to SR-9.

B. Consent Agenda

1. Approval of Minutes from May 18th and June 1st.

C. Adjourn

This notice is provided as a courtesy to the community and is not the official notice for this meeting/hearing. This notice is not required by town ordinance or policy. Failure of the Town to provide this notice or failure of a property owner, resident, or other interested party to receive this notice does not constitute a violation of the Town's noticing requirements or policies.

****To access the electronic webinar please click the Zoom link below:**

<https://us02web.zoom.us/j/86510069700?pwd=dW54dXlUbEZUNzBWR0thaTNHMuWZz09>

Meeting ID: 865 1006 9700

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NOTICE: In compliance with the Americans with Disabilities Act, individuals needing special accommodations or assistance during this meeting should contact Town Clerk Darci Carlson at 435.772.3434 at least 48 hours before the meeting.

Packet materials for this meeting will be available at: <https://www.springdaletown.com/agendacenter>