



**FEBRUARY 22, 2024
PLANNING COMMISSION
MEETING AGENDA**

The Pleasant Grove City Planning Commission will hold a Public Hearing on **Thursday, February 22, 2024, at 7:00 p.m.** in the Community Room at the Police and Court Building located at 108 S. 100 E. Pleasant Grove, Utah. The Work Session will be held from 6:30 – 7:00 p.m. at the same location. Work Sessions are public meetings; however, no testimony will be heard, and no official actions will be taken on items discussed during the work session. Although the public is invited to attend all sessions, public comments are accepted only during the regular business session.

6:30 p.m. Work Session (to consider the following items):

- (a) Commission Business
- (b) Staff Business

7:00 p.m. Regular Session:

Commission Business:

- a. Pledge of Allegiance and Opening Remarks
- b. Agenda Approval
- c. Staff Reports
- d. Declaration of conflicts and abstentions from commission members

1. Public Hearing: Code Text Amendment – Section 10-19: Signs and Outdoor Advertising (City Wide)

Public Hearing to consider a request from Slope Construction to amend City Code Section 10-19: Signs and Outdoor Advertising. The applicant proposes to amend City Code Sections 10-19-7 and 10-19-13 to remove roof signs from the Prohibited Signs section and to permit roof signs in commercial zones. (Legislative Item)

*****ITEM CONTINUED FROM 2/8; ITEM TO BE CONTINUED TO 3/14*****

2. Public Hearing: Code Text Amendment – Section 10-19: Signs and Outdoor Advertising (City Wide)

Public Hearing to consider a request from YESCO LLC to amend City Code Section 10-19: Signs and Outdoor Advertising. The applicant proposes to amend City Code Section 10-19-9: Freestanding Signs to increase the permitted sign height and square footage of pole signs located on properties adjacent to I-15. (Legislative Item)

***** ITEM TO BE CONTINUED TO 3/14*****

3. Public Hearing: Code Text Amendment – Section 10-14-28: Valley Grove Mixed-Use Overlay (City Wide)

Public Hearing to consider a request from St. John's Properties to amend City Code Section 10-14-28-6: Setbacks and Street Landscaping Buffers in the Valley Grove Mixed-Use Overlay. The applicant proposes to adjust the setback requirements for buildings along Pleasant Grove Boulevard. (Legislative Item)

***** ITEM TO BE CONTINUED TO 3/14*****

4. Public Meeting: Extension of Preliminary Approval – Located at approx. 1000 W. State Street

(Sam White’s Lane Neighborhood)

Public Meeting to consider the request of X Development to extend the preliminary approvals for a commercial site plan and preliminary subdivision plat, located at approx. 1000 West State Street in the Commercial Sales-2 (CS-2) Zone. (Administrative Item)

Review and approve the minutes for the February 8th, 2024, meeting.

For assistance in understanding the above items, you may contact City Planner, Jacob Hawkins, at (801) 785-6057.

CERTIFICATE OF POSTING:

I certify that the above notice and agenda were posted in three public places within Pleasant Grove City limits and on the State (<http://pmn.utah.gov>) and City (www.plgrove.org) websites.

Posted by: /s/ Christina Gregory, Planning & Zoning Assistant

Date: February 21, 2024

Time: 4:00 p.m.

Place: City Hall, Library and Community Room 108 S 100 E.

*Note: In accordance with the Americans with Disabilities Act, Pleasant Grove City will make reasonable accommodation for participation in the meeting. Request assistance by contacting Pleasant Grove City at (801) 785-5045, at least 48 hours prior to the meeting.