



December 15, 2022
PLANNING COMMISSION AGENDA

The Pleasant Grove City Planning Commission will hold a Public Hearing on Monday, December 15, 2022, 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
Sales-2 (CS-2) Zone.

**1. Public Hearing: Preliminary Subdivision Plat – Located at 2687 N Canyon Road
(Manila Neighborhood)**

Public Hearing to consider the request of Christian Barfuss for a 2-lot preliminary subdivision plat called Parley's Way Plat A, on 1.03 acres of land located at 2687 N Canyon Road in the Rural Residential (RR) Zone.

**2. Public Hearing: Preliminary Subdivision Plat – Located at 25 East 100 North
(Little Denmark Neighborhood)**

Public Hearing to consider the request of Joe Spencer for a 4-lot preliminary subdivision plat called Pleasant Grove Downtown Living Plat A, on 0.98 acres of land located at 25 East 100 North in the Downtown Village – Transitional Zone.

**3. Public Hearing: Site Plan – Located at approx. 800 South Main Street
(String Town Neighborhood)**

Public Hearing to consider the request of Tyler Hampton for an amendment to a commercial site plan, located at approx. 800 South Main Street in the Manufacturing Distribution (M-D) Zone.

**4. Public Hearing: Code Text Amendment – Section 10-18-2-B:
(City Wide)**

Public Hearing to consider the request of St. John's Properties to amend City Code Section 10-18-2-B: Parking Design Standards, by modifying the depth requirement for parking stalls within The Grove Commercial Sales Subdistrict.

**5. Public Hearing: Preliminary Subdivision Plat – Located at 360 South 100 East
(String Town Neighborhood)**

Public Hearing to consider the request of Mustang Design for a 1-lot preliminary subdivision plat, called Jared's Place Subdivision Plat A, on 0.436 acres of land located at 360 South 100 East in the Downtown Village – Commercial Zone.

**6. Public Hearing: Conditional Use Permit – Located at 360 South 100 East
(String Town Neighborhood)**

Public Hearing to consider the request of Mustang Design for a Conditional Use Permit to allow a mixed-use building, located at 360 South 100 East in the Downtown Village – Commercial Zone.

**7. Public Hearing: Site Plan – Located at 360 South 100 East
(String Town Neighborhood)**

Public Hearing to consider the request of Mustang Design for a site plan for the construction of a mixed-use building, on property located at 360 South 100 East in the Downtown Village – Commercial Zone.

Review and approve the minutes for the November 10, 2022, November 17, 2022, and November 28, 2022 meetings.

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

Posted by: /s/ Kara Kresser, Community Development Department
December 12, 2022, posted at the following: Community Room @ Police and Court Building – 108 South 100 East, City Hall - 70 South 100 East, Library - 30 East Center and State (<http://pmm.utah.gov>) and City (www.plgrove.org) websites.