



COMMUNITY DEVELOPMENT

## PLANNING COMMISSION

Meeting of April 9, 2020

City Hall Municipal Council Chambers \* 290 North 100 West \* Logan, UT 84321 \* [www.loganutah.org](http://www.loganutah.org)

### AGENDA

Notice is hereby given that the Logan Planning Commission will hold its regular meeting beginning at 5:30 p.m. on Thursday, April 9, 2020, via electronic format. [Join Hangouts Meet <https://meet.google.com/qzq-zkoj-tzz>](#) or [Join by phone](#) +1 786-540-5722 PIN: 621 440 034#

### **THERE IS NO PUBLIC MEETING AT CITY HALL**

**4:30 p.m. Bus Tour of Agenda Sites: NO BUS TOUR**

**5:30 p.m.**

**I. WELCOME**

**II. APPROVAL OF MINUTES** from the meeting of March 12, 2019

**III. PLANNING COMMISSION BY-LAW RULE ADOPTION:** Adoption of a rule governing the use of electronic meetings.

**Due to meeting restrictions because of COVID-19 precautions, if you want to make public comments on any items, there are two options:**

**1. Email comments to [debbie.zilles@loganutah.org](mailto:debbie.zilles@loganutah.org) by Wednesday, April 8, 2020 at 5:00 p.m. who will then distribute them to the Planning Commission members.**

**2. Join the meeting via Google Hangouts Meet <https://meet.google.com/qzq-zkoj-tzz> or [Join by phone](#) +1 786-540-5722 PIN: 621 440 034# When we get to the agenda item where you wish to comment, you may speak during the public comment portion of that agenda item when recognized by the Planning Commission Chair. As always, comments are limited to three minutes per person and please make sure to state your name when it is your turn.**

**PC 20-018 Rocky Garden Subdivision** [Subdivision Permit] Steven Earl (Cache Landmark Engineering)/Lila R. Watterson Trust, authorized agent/owner request an 8-lot subdivision of 1.8 acres located at 850 North 400 West in the Neighborhood Residential (NR-6) zone; TIN 05-043-0021.

**PC 20-019 Homestead** – *Requesting continuance to the April 23, 2020 meeting.*

**PC 20-020 Trailhead Townhomes Rezone** [Zone Change] Brian Seamons/Cache Valley General Contractors, authorized agent/owner, request to rezone three parcels (0.5 acres) located at 598 East 400 North from Neighborhood Residential (NR-6) to Campus Residential (CR); TIN 06-059-0022;-0023;-0033.

**PC 20-021 Truck Ranch** [Design Review & Conditional Use Permit] Julie Henry/Wagscap LLC, authorized agent/owner, request to construct a 4,392 SF building for a truck dealership located at 1200 South Main on 1.51 acres in the Commercial (COM) zone; TIN 02-088-0027.

#### IV. ADJOURN

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*The Logan City Planning Commission is a quasi-judicial body established for purposes of reviewing applications for development as required by the Land Development Code. The Planning Commission is charged to carry out the growth and development policies of the Municipal Council as expressed in the General Plan and to implement the programs of the plan. The Commission functions as the approval body for certain planning and zoning matters, and reviews and recommends on legislative matters related to planning and zoning, in conformance with Utah law.*

*As a quasi-judicial body, the decisions made by this body pertain only to matters proposed on the published agenda, upon consideration of facts, reports and testimony provided in evidence of a project. The Commission must rely on substantial evidence in determining whether a project complies with the law. Emotional pleas or personal opinions are not substantive evidence.*

*Meetings are conducted at the discretion of the Commission, and we ask for your cooperation in maintaining the following:*

- a) *Consideration of items will occur as indicated on the printed agenda, although the Commission reserves the right to alter the order if the need arises.*
- b) *Those speaking are asked to keep comments relevant to the matter being considered.*
- c) *Outbursts, including cheers, jeers, and applause are not appropriate as they may discourage those with opposing views from speaking.*
- d) *Items involving a large number of people wishing to make comments, a time limit may be imposed.*
- e) *Once the public comment portion for a particular item has been closed, no additional public comments are allowed, unless requested by the Commission.*
- f) *Anyone wishing to speak is asked to sign in at the podium.*
- g) *All public comment and questions will be made into the microphone at the podium to allow for recording of the proceeding.*
- h) *The meeting is managed by the Chair. All questions/comments will be directed to the Commission.*