

**SMITHFIELD CITY CORPORATION**

**96 South Main  
Smithfield, UT 84335**

**AGENDA**

Public Notice is given that the Smithfield City Planning Commission will meet in a regularly scheduled meeting at 96 South Main, Smithfield, Utah, on **Wednesday, July 19, 2023**. The meeting will begin at 6:30 P.M.

Call to Order

1. Approval of Planning Commission Meeting Minutes from June 21, 2023.
2. Resident Input
3. Discussion and possible vote on the conditional-use permit request by Cara Brewer to have a nonconforming building addition at 315 North 100 East. Parcel Number 08-054-0019. Zoned R-1-10 (Single Family Residential 10,000 Square Feet).
4. Discussion and possible vote on the request by Blue Ox Development for approval of the Final Plat for the Elk Ridge Subdivision, Phase 5, a (12) lot/unit subdivision located at approximately 120 South 1300 East. Zoned R-1-12 (Single Family Residential 12,000 Square Feet).
5. Discussion and possible vote on the request by Heritage Land Development for approval of the Preliminary Plat for the Lupine Village Subdivision, a (130) lot/unit subdivision located at approximately 485 North 400 West.
6. Introduction and Public Hearing for the purpose of discussing Ordinance 23-19, an Ordinance rezoning Cache County Parcel Numbers 08-042-0012, 08-042-0013, 08-042-0014, 08-042-0015 and 08-043-0015 from A-10 (Agricultural 10-Acre) to MPC (Master Planned Community). The parcels are located at approximately 485 North 400 West and total approximately 28.81 acres. The request was submitted by Heritage Land Development.
7. Discussion and possible vote on Ordinance 23-19.
8. Introduction and Public Hearing for the purpose of discussing Ordinance 23-22, an Ordinance amending the Smithfield City Municipal Code Title 17 "Zoning Regulations", Chapter 17.100 "Site Development and Landscaping", adding in its entirety Section 17.100.055 "Water Wise Landscaping Requirements".
9. Discussion and possible vote on Ordinance 23-22.

Adjournment

**\*\*\*Items on the agenda may be considered earlier than shown on the agenda.\*\*\***

In accordance with the Americans with Disabilities Act, individuals needing special accommodation for this meeting should contact the City Recorder at (435) 792-7990, at least three (3) days before the date of the meeting.