

PUBLIC NOTICE

NOTICE IS HEREBY GIVEN THAT the Tooele City Planning Commission will meet in a business meeting scheduled for **Wednesday, February 12, 2025** at the hour of 7:00 p.m. The meeting will be held in the City Council Chambers of Tooele City Hall, located at 90 North Main Street, Tooele, Utah.

*We encourage anyone interested to join the Planning Commission meeting electronically through Tooele City's YouTube channel by logging onto www.youtube.com/@tooelecitv or searching for our YouTube handle **@tooelecitv**. If you would like to submit a comment for any public hearing item you may email pcpubliccomment@tooelecitv.gov any time after the advertisement of this agenda and before the close of the hearing for that item during the meeting. Emails will only be read for public hearing items at the designated points in the meeting.*

AGENDA

1. **Pledge of Allegiance**
2. **Roll Call**
3. **Public Hearing and Decision** on a Conditional Use Permit request by Halim Kurti to permit the use of "Dwelling: Multi-Family" to occur on .14 acres located at 389 East Vine Street in the MU-B (Mixed Use Broadway) zoning district.
4. **Public Hearing and Decision** on a Conditional Use Permit request by David and Kelli C Hamilton to permit an "Accessory Structure that exceeds 15 feet in height" located at 777 W. Vine Street in the R1-7 zoning district. (Kent Page)
5. **Public Hearing and Decision** on a Conditional Use Permit request to consider an "Accessory Outdoor Sales and Display incidental to an Allowed Use" in the GC (General Commercial) zoning district request by Guy Pannunzio, located in front of the C-A-L Ranch Stores at 832 N. Main Street. (Kent Page)
6. **Public Hearing and Recommendation** to consider a Zoning Map Amendment request by Brandon and Jenny Nay to re-assign the zoning for approximately 6.4 acres located at 1405 N Conifer Street from RR-5 zoning district (Rural Residential, 5 acre minimum) to RR-1 zoning district (Rural Residential, 1 acre minimum). (Kent Page)
7. **Review and Decision** on a Site Plan Design Review request by Halim Kurti to approve the construction of a 3 unit multi-family development located at 389 East Vine street on .14 acres in the MU-B Mixed Use Broadway zoning district. (Andrew Aagard)
8. **Review and Decision** on the Deseret Peak Seminary Preliminary Subdivision plan request by Mike Davey representing BHD Architects to subdivide approximately .85 acres of property located at the NW corner of 2200 North Berra Boulevard in the R1-8 Residential zoning district. (Andrew Aagard)

9. **Review and Decision** on Site Plan Design Review request by Dave Irving representing Building Dynamics to approve the construction Lexington Townhomes Phase 3 proposed to be located at 625 W. 1200 N. Street one 1.75 acres in the MR-16 Multi-Family Residential zoning district. (Kent Page)
10. **City Council Reports**
11. **Review and Decision** – Minutes of the Planning Commission meeting held January 22, 2025
12. **Adjourn**

Pursuant to the Americans with Disabilities Act, individuals needing special accommodations during this meeting should notify Kent Page, Tooele City Planner prior to the meeting at (435) 843-2132.