

# BOX ELDER COUNTY PLANNING COMMISSION AGENDA

December 19, 2024

Agenda review with Planning Commissioners at 6:00 p.m.

1. **CALL TO ORDER 7:00 p.m.** (County Commission Chamber Room, Main Floor)
  - a. Roll Call (Commissioners B. Robinson, M. Wilding, J. Holmgren, J. Pugsley, V. Smith, J. Jacobsen, and L. Jensen)
2. **INVOCATION**
3. **PLEDGE OF ALLEGIANCE**
4. **APPROVAL of the November 21, 2024 Planning Commission Minutes.**
5. **UNFINISHED BUSINESS**
  - a. **HAWK WAY BENCH SUBDIVISION, SS24-025**, Request for preliminary approval of a 10-Lot subdivision located at approximately 4700 North 950 West in the Brigham City area of Unincorporated Box Elder County. **ACTION**
6. **PUBLIC HEARINGS**
  - a. **ZONING MAP AMENDMENT, Z24-018**, Resident request for a zone change of 95 acres from Unzoned to MG-EX (Mining, Quarry, Sand, & Gravel Excavation) located on the Promontory peninsula of unincorporated Box Elder County. **ACTION**
  - b. **ORDINANCE TEXT AMENDMENT, Z24-020**, Resident request for a text amendment to Section 5-1-360, Annexation Policy of the Box Elder County Land Use Management & Development Code. Proposal to modify the area where the annexation policy applies. **ACTION**
  - c. **ORDINANCE TEXT AMENDMENT, Z24-019**, County request for a text amendment to Section 5-1-360, Annexation Policy of the Box Elder County Land Use Management & Development Code. Proposal for exemptions to the policy. **ACTION**
7. **NEW BUSINESS**
  - a. **THE GATHERING PLACE SITE PLAN, SP24-005**, Request for site plan approval of a gathering place barn located at approximately 4542 W 14800 N in the East Garland area of Unincorporated Box Elder County. **ACTION**
  - b. **CEDAR RIDGE SUBDIVISION PHASE 2, SS24-030**, Request for preliminary approval of a 4-Lot subdivision located at approximately 3250 W Crest View Avenue, in the Deweville area of Unincorporated Box Elder County. **ACTION**
  - c. **THATCHER HILLS SUBDIVISION, SS24-032**, Request for preliminary approval of a 27-Lot subdivision located at approximately 11600 W 10400 N in the Thatcher area of Unincorporated Box Elder County. **ACTION**
  - d. **J&N and M&H AGRICULTURE PROTECTION AREA, AP24-01**, Request for an agriculture protection area on multiple parcels located in the West Corinne area of Unincorporated Box Elder County. **ACTION**
8. **WORKING REPORTS**
  - a. None
9. **PUBLIC COMMENT**

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