



PLANNING COMMISSION **AMENDED** AGENDA

Notice is hereby given that the Draper City Planning Commission will hold a Regular Meeting at 5:30 pm on **Thursday, February 23, 2017**, in the City Council Chambers at 1020 East Pioneer Road, Draper, Utah.

The Agenda will be as follows: (Times listed on the agenda are approximate and may be accelerated or subject to change.)

- 5:30 p.m. - Dinner (Administration Conference Room)
- 6:00 p.m. - **Study Business Items** (City Council Chambers)
- 6:30 p.m. - **Business Meeting** (City Council Chambers)

***Citizen Comments:** To be considerate of everyone attending the meeting, public hearing comments will be limited to three minutes per person per item. Comments which cannot be made within these limits should be submitted in writing to the City Recorder prior to noon the day before the meeting.*

1. **Action Item: 01 12 2017 And 01 26 2017 PC Minutes**

Approval of the minutes from the January 12, 2017 and January 26, 2017 Planning Commission meetings.

Documents:

[01 12 2017 pc minutes for approval.pdf](#)
[01 26 2017 pc minutes for approval.pdf](#)

2. **Public Hearing: Bowler Swim School Home Occ. CUP**

On the request of Kelsie Bowler for approval of a Home Occupation Conditional Use Permit in the RA1 (Residential Agricultural) zone at 941 Tripp Lane for the operation of a seasonal swim school. This application is otherwise known as the **Bowler Swim School Home Occ. CUP Request**, (Application CUP-024-2017). Staff contact is Maryann Pickering at (801) 576-6391 or email maryann.pickering@draper.ut.us.

Documents:

[bowler swim school home occ. cup.pdf](#)

3. **Public Hearing: Heavenly Hands Esthetics Home Occ. CUP**

On the request of Raquel Lopez for approval of a Conditional Use Permit (CUP) for a home occupation that provides esthetics services in the R3 (Residential) zone at 679 E. Country Breeze Circle. This application is otherwise known as the **Heavenly Hands Esthetics Home Occ. CUP Request**, (Application #CUP-015-2017). Staff contact is Dennis Workman at (801) 576-6522 or email dennis.workman@draper.ut.us.

Documents:

[heavenly hands esthetics home occ. cup.pdf](#)

4. **Public Hearing: Noorda Subdivision Plat Amendment**

On the request of Gus Sharry, representing Canyon Engineering for approval to amend the Noorda Subdivision Plat by enlarging Lot 1 and decreasing Lot 2 in order to satisfy setback requirements on Lot 1. The subject property is located at 12733 and 12737 S. Costanza Way in the RA2 zone. This application is otherwise known as the **Noorda Subdivision Plat Amendment Request**, (Application #CUP-024-2017). Staff contact is Dennis Workman at (801) 576-6522 or email dennis.workman@draper.ut.us.

Documents:

[noorda plat amendment.pdf](#)

5. **Public Hearing: City Initiated Text Amendment Re: Accessory Buildings On Corner Lots**

On the request of Draper City for approval of a Text Amendment to the Draper City Municipal Code, Section 9-10-040-A-2-b(1) clarifying the front wall plane when locating an accessory building on a corner lot. This application is otherwise known as the **City Initiated Text Amendment Re: Accessory Buildings on Corner Lots Request**, (Application #TA-018-2017). Staff contact is Dennis Workman at (801) 576-6522 or email dennis.workman@draper.ut.us.

Documents:

[city-initiated ta re acc bldg on corner lot.pdf](#)

6. **Continued Public Hearing: South Mountain Counseling Home Occ. CUP**

On the request of Rick Vassar for approval of a Home Occupation Conditional Use Permit (CUP) to run a home based Marriage and Family Counseling office in the RM (Multi-Family Residential) zone at approximately 14066 S. New Saddle Road. This application is otherwise known as the **South Mountain Counseling, LLC. Home Occupation Conditional Use Permit Request**, (Application #CUP-28-2017). Staff contact is Jennifer Jastremsky at (801) 576-6328 or email jennifer.jastremsky@draper.ut.us. **At the applicants request, this application has been continued to the March 9, 2017 Planning Commission meeting.**

7. **Staff Reports**

- a) Discussion Items
- b) Administrative Reviews
- c) Other items

8. **Adjournment**

Any person adversely affected by a decision of the Planning Commission regarding the transfer, issuance or denial of a conditional use permit may appeal such decision to the City Council by filing written notice of appeal stating the grounds therefore within fourteen (14) days from the date of such final determination.

SALT LAKE COUNTY / UTAH COUNTY, STATE OF UTAH

I, the City Recorder of Draper City, certify that copies of the agenda for the **Planning Commission** meeting to be held the **Thursday, February 23, 2017**, were posted on the Draper City Electronic Bulletin Board, Draper City website www.draper.ut.us, the Utah Public Meeting Notice website at www.utah.gov/pmn, and sent by email to the Salt Lake Tribune, and the Deseret News.

City Seal:



Rachelle Conner, MMC, City Recorder
Draper City, State of Utah



PUBLIC HEARING PROCEDURE AND ORDER OF BUSINESS. In compliance with the American with Disabilities Act, any individuals needing special accommodations including auxiliary communicative aides and services during this meeting shall notify Rachelle Conner, MMC, City Recorder at (801) 576-6502 or rachelle.conner@draper.ut.us, at least 24 hours prior to the meeting.