



Cedar City

10 North Main Street • Cedar City, UT 84720
 435-586-2950 • FAX 435-586-4362
 www.cedarcity.org

Mayor
 Garth O. Green

Council Members
 Terri W. Hartley
 Craig E. Isom
 W. Tyler Melling
 R. Scott Phillips
 Ronald Riddle

City Manager
 Paul Bittmenn

CEDAR CITY PLANNING COMMISSION AGENDA

March 1st, 2022

The Cedar City Planning Commission will hold a meeting on Tuesday, March 1st, 2022, at 5:15 p.m., in the City Council Chambers, 10 North Main, Cedar City Utah. The Agenda items are as follows:

<u>ITEM/REQUESTED MOTION</u>	<u>LOCATION/PROJECT</u>	<u>APPLICANT/PRESENTER</u>
------------------------------	-------------------------	----------------------------

I. Regular Items

- | | | |
|---|---|---|
| 1. Approval of Minutes (dated February 15 th , 2022)
(Approval) | | |
| 2. Subd. – Vicinity
(Recommendation) | South Mountain Drive
The Valley at Bauer Meadows Phase 1 | Hansen/GO Civil |
| 3. Minor Lot Subd./ROS
(Recommendation) | Center Street & 4500 W.
Iron West | Windmill Plaza/GO Civil |
| 4. Subd. – Vicinity
(Recommendation) | Fiddlers Cove Dr. & Fiddlers Canyon Rd.
Fiddlers Cove Subdivision, Ph. 1 & 2 | Nichols/GO Civil |
| 5. Minor Lot Subd./ROS
(Recommendation) | 3100 W. (Lund Hwy) 2400 N.
Chelsea Subdivision | Chelsea/GO Civil |
| 6. Consider an Amended Development Agreement with Luxury Homes
(Recommendation) | 2901 S. Tipple Road | Luxury Homes/Platt & Platt
(Tyler Romeril) |
| 7. PUBLIC HEARING
General Land Use Amend -
CC to Med. Density Residential
(Recommendation) | 2901 S. Tipple Road | Luxury Homes/Platt & Platt |
| 8. PUBLIC HEARING
Zone Change: CC to R-2-1
(Recommendation) | 2901 S. Tipple Road | Luxury Homes/Platt & Platt |

- | | | |
|--|--|-------------------------|
| 9. Subd. – Vicinity
(Recommendation) | 1000 South Mountain View Dr.
GLC Subdivision | Carter/Platt & Platt |
| 10. PUBLIC HEARING
Lot Vacation for Lots
8-13 & 20-24 in Block 5
(Recommendation) | 900 S. Joe Thurston Way
Valley View Subd. Block 5 | Prestwich/Platt & Platt |
| 11. PUBLIC HEARING
General Land Use Amend -
MU to High Density Residential
(Recommendation) | 900 S. Joe Thurston Way
Valley View Subd. Block 5 | Prestwich/Platt & Platt |
| 12. PUBLIC HEARING
Zone Change: CC to R-3-M
(Recommendation) | 900 S. Joe Thurston Way
Valley View Subd. Block 5 | Prestwich/Platt & Platt |
| 13. PUBLIC HEARING
General Land Use Amend –
Med. Density Residential to RE
(Recommendation) | 3000 N. 175 W. | Smith/Platt & Platt |
| 14. PUBLIC HEARING
Zone Change: AT to RE
(Recommendation) | 3000 N. 175 W. | Smith/Platt & Platt |

Cedar City Corporation does not discriminate based on race, color, national origin, sex, religion, age or disability in employment or the provision of services. If you are planning to attend this public meeting and, due to a disability, need assistance in accessing, understanding, or participating in the meeting, please notify the City no later than the day before the meeting and we will try to provide whatever assistance may be required.