



Hildale City Planning Commission

Thursday, March 16, 2023 at 6:00 PM

320 East Newel Avenue, Hildale City, Utah 84784

Agenda

Notice is hereby given to the members of the Hildale City Planning Commission and to the public, that the Planning Commission will hold a public hearing as part of the regular meeting on **March 16, 2023**, at 6:00 p.m. (MDT), at 320 East Newel Avenue, Hildale City, Utah 84784.

Commission members may be participating electronically by video or telephone conference. The meeting will be broadcast to the public on Facebook Live under Hildale's City page. Members of the public may also watch the City of Hildale through the scheduled Zoom meeting.

<https://www.facebook.com/hildalecity/live/>

Join Zoom Meeting

<https://zoom.us/j/95770171318?pwd=aUVSU0hRSFFHcGQvcUIPT3ZYK0p5UT09>

Meeting ID: 957 7017 1318

Passcode: 993804

One tap mobile

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+1 301 715 8592 US (Washington DC) +1 312 626 6799 US (Chicago)

Comments during the public comment or public hearing portions of the meeting may be emailed to manager@hildalecity.com or privately messaged to Hildale City's Facebook page. All comments sent before the meeting may be read during the meeting and messages or emails sent during the meeting may be read at the Mayor's discretion.

Roll Call of Commission Attendees: City Recorder Barlow

Welcome, Introduction and Preliminary Matters: Presiding Officer

Pledge of Allegiance: By Invitation of Presiding Officer

Conflict of Interest Disclosures: Commissioners

Approval of Minutes of Previous Meetings: Commissioners

1. Consideration and discussion of Minutes for Planning and Zoning Meeting February 16, 2023.

Public Comments: (3 minutes each - Discretion of Presiding Officer)

Reports:

Public Hearing:

2. Public hearing to receive public comment on amend Title XV Land Development of Hildale City Code, creating a new zoning district called the Historic Area Mixed-Use (HA-MU) Overlay
3. Public hearing to receive public comment on to amend Hildale City General Plan Future Land Use Map

4. Public hearing to receive public comment on Re-zone parcel HD-SHCR-1-14, commonly addressed as 580 W Field Ave from the current zone designation of Residential Agriculture-1 (RA-1) zone to Residential Agriculture-.5 (RA-.5) and Residential Multi-family-1 (RM-1)
5. Public hearing to receive public comment on Re-zone parcel HD-HDIP-14, commonly addressed as 1240 W Field Ave., from the current zone designation of Highway Commercial (HC) zone to Light Industrial (M-1)

Unfinished Commission Business:

New Commission Business:

6. Consideration, discussion, and possible approval Re-zone parcel HD-SHCR-1-14, commonly addressed as 580 W Field Ave from the current zone designation of Residential Agriculture-1 (RA-1) zone to Residential Agriculture-.5 (RA-.5) and Residential Multi-family-1 (RM-1)
7. Consideration, discussion, and possible approval of Re-zone parcel HD-HDIP-14, commonly addressed as 1240 W Field Ave., from the current zone designation of Highway Commercial (HC) zone to Light Industrial (M-1)
8. Consideration, discussion, and possible approval of Proposal to amend Title XV Land Development of Hildale City Code, creating a new zoning district called the Historic Area Mixed-Use (HA-MU) Overlay
9. Consideration, discussion, and possible approval Application to amend Hildale City General Plan Future Land Use Map
10. Transportation Master Plan Review

Commissioners Comments: (10 minutes total)

Commissioners comments of issues not previously discussed in the meeting.

Executive Session: As needed

Adjournment: Presiding Officer

Agenda items and any variables thereto are set for consideration, discussion, approval or other action. The Hildale City Planning Commission may, by motion, recess into executive session which is not open to the public, to receive legal advice from the City attorney(s) on any agenda item, or regarding sensitive personnel issues, or concerning negotiations for the purchase, sale or lease of real property. Hildale City Planning Commission Members may be attending by telephone. Agenda may be subject to change up to 24 hours prior to the meeting. Individuals needing special accommodations should notify the City Recorder at 435-874-2323 at least three days prior to the meeting.