

**NOTICE and AGENDA OF A REGULAR MEETING OF THE EPHRAIM CITY
PLANNING COMMISSION
May 26, 2021 6:00 PM**

Notice is hereby given that the Ephraim City Planning Commission will hold a public meeting on the 26th day of May, 2021 to begin promptly at 6:00 PM at Ephraim City Hall located at 5 South Main, Ephraim, Utah.

The public is also invited to participate by joining the meeting online with the information provided below. Please note that as with all public meetings, this event will be recorded and made publicly available.

Join Zoom Meeting

<https://us02web.zoom.us/j/83404948373>

Meeting ID: 834 0494 8373

One tap mobile

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Meeting ID: 834 0494 8373

Find your local number: <https://us02web.zoom.us/j/83404948373>

AGENDA

- 1. CALL TO ORDER/ROLL CALL**
- 2. APPROVAL OF MINUTES**
 - a. February 10, 2021
 - b. February 24, 2021
 - c. May 19, 2021
- 3. PUBLIC HEARING**
 - a. **General Plan Amendment: Karl & Tom Lund** - Petition to amend the Ephraim City General Plan on property located at approximately 100 S. 600 W. from Industrial (I) to Commercial (C).

- b. **Land Use Map Amendment: Karl & Tom Lund** - Petition to amend the zoning map of Ephraim City to change the zoning of property located at approximately 100 S. 600 W. from Industrial (I) to General Commercial (C2).

4. BUSINESS

- a. **General Plan Amendment: Karl & Tom Lund** - Petition to amend the Ephraim City General Plan on property located at approximately 100 S. 600 W. from Industrial (I) to Commercial (C).
- b. **Land Use Map Amendment: Karl & Tom Lund** - Petition to amend the zoning map of Ephraim City to change the zoning of property located at approximately 100 S. 600 W. from Industrial (I) to General Commercial (C2).
- c. **Conditional Use Permit – Simon Properties** – Review of a 36-unit mixed-use commercial/multifamily development on property located at 58 E. 450 N. in the C2 zone.

5. PLANNER'S REPORT

6. ADJOURNMENT

Requests for accommodations and interpretive services must be made three (3) working days prior to this meeting. Please contact the City Recorder's office at (435) 283-4631. Individuals may also request information and assistance via fax to (435) 283-4867.

Date Posted: May 25, 2021

Posted By: Devan Fowles, Planner