

BOX ELDER COUNTY PLANNING COMMISSION AGENDA

August 28, 2014

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

1. **CALL TO ORDER** 7:00 p.m. (County Commission Chamber Room)
 - a. Roll Call (Commissioners C. Munns, D. Larsen, J. Christensen, K. McGaha, M. Udy, L. Munns, and B. Robinson.)

2. **APPROVAL of the July 17, 2014 Planning Commission Minutes.**

3. PUBLIC HEARINGS

- a. **TEXT AMENDMENT, Box Elder County**, amendment to the Box Elder County Land Use Management Code, Section 6-1-060; to clarify the language regarding the sale of land and to align with the State Code.
- b. **Z14-006, Shain Stoddard, rezone**. Re-zoning of property located at approximately 24965 North 6000 West in the Portage area of Box Elder County from un-zoned to MG-EX zone to allow for aggregate mining on approximately 462 acres. (filed 7-21-2014)

4. UNFINISHED BUSINESS

- a. **Z14-003, TECHNOLOGY ASSOCIATES; Dakota Hawks** petition to amend the BECLUM&DC to allow cellular towers in the RR-5* (5 acre modified rural residential zone) in the Bothwell area of Box Elder County. (filed 6-10-2014)
- b. **TECHNOLOGY ASSOCIATES; CUP14-003**, installation of wireless communication facility located at approximately 11483 West 12000 North in the Bothwell area of Box Elder County. (filed 6-10-2014)
- c. **Z14-002, ZONING MAP/ORDINANCE-GENERAL PLAN AMENDMENT, RANDY MOULDING**, re-zone 2200 acres of property located approximately 8 miles southeast of Snowville, to MSW Zone to create a Class I landfill operation. (applied 4-18-2014).

5. NEW BUSINESS

- a. **TEXT AMENDMENT, Box Elder County**, amendment to the Box Elder County Land Use Management Code, Section 6-1-060; to clarify the language regarding the sale of land and to align with the State Code.
- b. **Z14-006, Shain Stoddard, rezone**. Re-zoning of property located at approximately 24965 North 6000 West in the Portage area of Box Elder County from un-zoned to MG-EX zone to allow for aggregate mining on approximately 462 acres. (filed 7-21-2014)
- c. **CREATION OF AN AGRICULTURE PROTECTION AREA**; property owners: Greg Joseph Holmes, Benjamin Wiley, ETUX, Roy L. Andreasen, ETUX, and Jerry F. Nelson for Parcels 04-041-0033 (21.88 acres), 04-041-0027 (1 acre), 04-041-0032 (47.82 acres), 04-041-0020 (1.28 acres), 04-041-0001 (116.96 acres), 04-041-0022 (21 acres), and 04-032-00007 (28.01 acres). A complete description of the property is available in the Box Elder County Clerk's Office. (filed 6-16-2014)

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6. WORKING REPORTS

- a. **Site Visit to Hansel Valley**, (August 12, 2014) and work session at Snowville Town Hall; findings and conclusions.

7. PUBLIC COMMENTS

8. ADJOURN_____