



Syracuse City Planning Commission Meeting February 7, 2023

Begins at 6:00 PM in the Council Chambers at City Hall
1979 W 1900 S, Syracuse, UT 84075

Regular Meeting Agenda

PLANNING COMMISSIONERS

CHAIR

Kenneth Hellewell

VIC E-CHAIR

Keeth Kennington

Ivy Ruelan
Alan Gallegos
Lonn Hunter
James King
Dennis Johnson
Scott Shea

1. **Meeting Called to Order**
 - Invocation or Thought by Commissioner Hunter
 - Pledge of Allegiance by Commissioner Gallegos
 - Adoption of Meeting Agenda
2. **Meeting Minutes**

Regular Meeting & Work Session for the following date(s):

 - January 17, 2023
3. **Public Comment**, this is an opportunity to address the Planning Commission regarding items not scheduled for a public hearing on this agenda. Please consider others and limit your comments to three minutes.
4. **Public Hearing** – Site Plan for Wasatch Syracuse Multi-Family: Request from Wasatch Residential Group for a mixed-use development located at approximately 1800 W 300 S, containing approximately 25.92 acres in the MXD zone.
5. **Public Hearing** – Wasatch Syracuse Multi-Family Subdivision: Request from Wasatch Residential Group for a subdivision located at approximately 1800 W 300 S, comprising 300 residential units on approximately 21.81 acres in the MXD zone.
6. **Public Hearing** – Site Plan for Monterey West: Request from WDG 25-8 Monterey West LLC for a mixed-use development located at approximately 1550 W 300 S containing 9.35 acres in the MXD zone.
7. **Public Hearing** – Monterey West Dedication Plat: Request from WDG 25-8 Monterey West LLC for a subdivision located at approximately 1800 W 300 S, comprising 300 residential units on approximately 21.81 acres in the MXD zone.
8. **Public Hearing** – Site Plan for Arlo West Office Building: Request from Jay-Tren LLC and CWT Development & Investment LLC for a commercial office building to be located at approximately 1747 Heritage Lane - site containing 0.43 acre in the MXD zone.
9. **Public Hearing** – Zoning Amendment for Surplus Parcels on Antelope Drive: Proposed rezone of UDOT surplus parcels located on Antelope Drive from 2000 West to Bluff Road comprising approximately 25.5 acres, in total.
10. **Public Hearing** – Development Agreement for Legacy Park Estates: Proposed agreement between Syracuse City and Ivory Development regarding Phases 1 and 2 of the Legacy Park Estates subdivision located at approximately 1230 W 2325 S containing approximately 4.37 acres in the R-2 zone.
11. **Adjourn**

Work Session

1. **Department Business**
 - a) City Council Liaison Report
 - b) City Attorney Updates
 - c) Upcoming Agenda Items:
 - Final Plat – Legacy Park Estates, Phase 2
 - Subdivision Amendment – Parkview/Shoreline
 - Site Plan – Kum & Go Fuel and Convenience Store
2. **Discussion Items**
 - a) Planning Commission Training – 10 Minutes
3. **Commissioner Reports**
4. **Adjourn**

NOTE

If you wish to attend a particular agenda item, please arrive at the beginning of the meeting. In compliance with the Americans with Disabilities Act, those needing auxiliary communicative aids and services for this meeting should contact the City Office, at 801-825-1477, at least 48 hours prior to the meeting.

Meeting also available via Zoom; connect online using <https://us02web.zoom.us/j/85362855337>. Connect via telephone: 253-215-8782, Meeting ID: 853 6285 5337. Individuals wishing to provide public comment are encouraged to do so by submitting an email to the planning department at planningdepartment@syracuseut.gov by 1:00 PM on April 5, 2022. Comments submitted by the deadline will be read for the record of the meeting.

CERTIFICATE OF POSTING

This agenda was posted on the Syracuse City Hall Notice Boards, the State Public Notice website at <https://www.utah.gov/pmn/>, and the Syracuse City website at <https://syracuseut.gov>.