

Mayor
T. Colten Johnson
City Manager
Kyler Ludwig
Treasurer
Danielle Ramsay



City Council
Arlon Chamberlain
Scott Colson
Chris Heaton
Kerry Glover
JD Wright

KANAB CITY PLANNING COMMISSION

26 North 100 East
Kanab, UT 84741

April 4, 2023

NOTICE is hereby given that the Kanab Planning Commission will hold its regular Commission Meeting on the 4th day of April 2023, in the City Council Chambers at the Kanab City Office located at 26 North 100 E in Kanab. The Planning Commission meeting will convene at 6:30 PM and the agenda will be as follows:

Agenda Items:

1. Call to Order and Roll Call
2. Approval of minutes of previous meeting
3. Public Comment Period – Members of the public are invited to address the Planning Commission. Participants are asked to keep their comments to 3 minutes and follow rules of civility outlined in Kanab Ordinance 3-601
4. Nominate and vote on a new Chair Pro Tem

Legislative Decision Items:

5. Discuss and recommend to City Council a petition to vacate public utility easements on parcels 65-2044, 65-2045 & 65-2046 located approximately 1709 South Lee Dr. [Applicant is Iron Rock Engineering]
6. Discuss and recommend to City Council a petition to vacate public utility easements on parcels 65-223, 65-224, 65-225 located approximately 1016 W Kanab Creek Dr. [Applicant is Iron Rock Engineering]

Administrative Decision Items:

7. Discuss and recommend to City Council a plat amendment to the Vermillion Lofts Subdivision, parcels K-312-1 & K-312-2 located approximately at 950 S Highway 89A [Applicant Iron Rock Engineering].
8. Discuss and recommend to City Council a plat amendment to the White Pocket Villas Subdivision, parcels K-343-Open & K-343-9 located approximately at 350 E 650 S [Applicant Iron Rock Engineering].
9. Discuss and recommend to City Council a plat amendment to the Kanab Creek Subdivision, Unit 3, parcels 65-2044, 65-2045, and 65-2046 located approximately at 1709 S Lee Drive [Applicant Iron Rock Engineering].

– A Western Classic –

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10. Discuss and recommend to City Council a plat amendment to the Kanab Creek Subdivision, Unit 3, parcels 65-223, 65-224, 65-225 located approximately at 1016 W Kanab Creek Drive [Applicant Leslie Trent & Joan Keller].
11. Discuss, approve, or deny a Conditional Use Permit for a Home Occupation, Heavy [Mobile Welding] located at 339 W Johnson Dr [Applicant Cody Bunting]
12. Discuss, approve or deny a Site Plan Review for a sign in the Design Standard area, sign will be located at 163 South 100 East. [Applicant Star Sign]

Work Meeting:

13. Discussion for possible amendments to the Land Use Ordinance Chapter 7 - Signs

Staff Report:

Commission Member Report

Council Member Liaison Report

Times listed for each item on the agenda may be accelerated as time permits, or may be taken out of order as moved upon by the commission. If you are planning to attend this public meeting and due to a disability need assistance in understanding or participating in the meeting, please notify the City eight or more hours in advance of the meeting, and we will try to provide whatever assistance may be required. Please contact the Kanab City Offices.

– A Western Classic –