

**MEETING NOTICE
OF THE
CLEARFIELD CITY PLANNING COMMISSION**

It is hereby given that the Clearfield City Planning Commission will hold a regularly scheduled meeting at **7:00 P.M., Wednesday, March 16, 2011** in the 3rd floor Council Room of the Clearfield City Municipal Building, 55 S. State, Clearfield, Utah. The agenda will consist of the following items:

AGENDA

7:00 PM CALL TO ORDER-- PLEDGE OF ALLEGIANCE

1. ROLL CALL
2. APPROVAL OF MINUTES FOR JANUARY 19, 2011
3. APPROVAL OF THE AGENDA
(Items may be removed, continued to a later date, or addressed out of sequence)

SCHEDULED ITEMS:

4. Discussion and Possible Action on **SP 11-009**, a request by Thair Blackburn, Architect on behalf of Burrito Grande Restaurant for Site Plan Approval, for the remodeling and redevelopment of the site and building located at 56 E 1700 S (TIN: 12-077-0030). The property is located in the C-2 (Commercial) zoning district.
5. Discussion and Possible Action on **DA 11-005**, an amendment to the Gardner Park Village Development Agreement (Addendum No. 3), to modify a referenced plat exhibit, to modify the project open space, to clarify remaining project improvements and timing, and other properly related matters thereto. The property is zoned R-2 and located in the vicinity of the southwest corner of 300 N and 1000 W.

PUBLIC HEARINGS:

6. Public Hearing, Discussion and Possible Action on **FSP 11-006**, a request by Rulon C. Gardner and Chris Gamvroulas for an Amended Final Subdivision Plat for Park Village Phase 1 and Phase 2, to abandon Parcel A (Ref TIN: 12-693-0030) and distribute the parcel between Lots 8-13 and 41-46 (TINs: 12-693-008 to -0013 and 12-712-0041 to -0046). The property is zoned R-2 and located in the vicinity of the southwest corner of 300 N and 1000 W.
7. Public Hearing, Discussion and Possible Action on **FSP 11-007**, a request by Clearfield City for a Preliminary and Final Subdivision Plat to subdivide two parcels, approximately 323.92 acres, into three parcels located in the A-15, B14, C-14, and D-14 areas of the Freeport Center. The property is zoned M-1 and located in the vicinity of 13th Street and A, B and C Streets in the Freeport Center (TINs: 12-021-0026 and 12-021-0026). The following parcels are excluded and not a part of this subdivision: TINs 12-066-0073, 12-066-0067, 12-066-0022, 12-066-072 and 12-065-0017.

8. Public Hearing, Discussion and Possible Action on **FSP 11-008**, a request by Clearfield City for a Preliminary and Final Subdivision Plat to subdivide a 43.29 acres parcel into two parcels located in the H-10 area of the Freeport Center. The property is zoned M-1 and located in the vicinity of H Street and 9th Street in the Freeport Center (TIN: 12-065-0139).

PRESENTATION ITEM:

9. Planning Commission Training

COMMUNICATION ITEMS:

10. Planning Commissioners' Minute
11. Staff Communications

*****PLANNING COMMISSION MEETING ADJOURNED*****

The City of Clearfield, according to the Americans with Disabilities Act, provides accommodations and auxiliary communicative aids and services for all those citizens needing assistance. Persons requesting accommodations for City sponsored public meetings, service programs, or events, should call Christine Horrocks at 525-2780, giving her 48 hours notice.

POSTED BY: Valerie Claussen DATE: 3/11/2011