



**BLUFFDALE CITY PLANNING COMMISSION
MEETING AGENDA
Wednesday, September 18, 2024**

Notice is hereby given that the Bluffdale City Planning Commission will hold a public meeting on **Wednesday, September 18, 2024, at 6:00 p.m., or as soon thereafter as possible** at the Bluffdale City Hall, 2222 West 14400 South, Bluffdale, Utah. This meeting may also be broadcast live to the public on the City's website www.bluffdale.com. Notice is further given that access to this meeting by Commission members may be via electronic means via telephone conference call.

PLANNING COMMISSION BUSINESS MEETING 6:00 PM

1. Roll Call.
2. Invocation/Thought/Reading and Pledge of Allegiance.
3. Approval of the Planning Commission minutes from August 21, 2024.
4. **Public Comment:** Any person who wishes to comment on items not scheduled on the agenda for a public hearing may address the Planning Commission and comments will be limited to not more than three (3) minutes.

LEGISLATIVE ITEMS:

5. **PUBLIC HEARING, CONSIDERATION AND RECOMMENDATION** on a proposed General Plan Map Amendment for approximately 5.06 acres located at 16473 South Redwood Road from Very Low Density Residential to Mixed Use to accommodate the development of 95 townhomes on approximately 11.4 acres. Edge Homes, applicant, represented by Mike Winters (Application 2024-26). Caitlyn Tubbs, staff presenter.
6. **PUBLIC HEARING, CONSIDERATION AND RECOMMENDATION** on a proposed Zoning Map Amendment for approximately 5.06 acres located at 16473 South Redwood Road from Agricultural (A-5) to SD-X Bringhurst Station to accommodate the development of 95 townhomes on approximately 11.4 acres. Edge Homes, applicant, represented by Mike Winters (Application 2024-26). Caitlyn Tubbs, staff presenter.
7. **PUBLIC HEARING, CONSIDERATION AND RECOMMENDATION** on proposed text amendments to the Bluffdale City Code Section 11.110.100 SD-X Bringhurst Station Zone to update the approved Bringhurst Station Project Plan to include 95 townhome units where 13 detached single-family homes are currently entitled. Edge Homes, applicant, represented by Mike Winters (Application 2024-26). Caitlyn Tubbs, staff presenter.

DISCUSSION ITEMS:

8. Planning Commission Business (planning session for upcoming items, follow up, etc.).
9. Adjournment.

Dated: September 13, 2024

**Grant Crowell, AICP
Community and Economic Development Director**