



**TOWN OF VIRGIN
PLANNING & ZONING AGENDA**

September 14, 2022, 6:30 p.m.

114 S. Mill Street, Virgin, UT, 84779 * 435-635-4695 * clerk@virgin.utah.gov

A. WORK MEETING/Non-Action Items: 6:00 p.m. Town Hall

1. NO WORK MEETING

B. REGULAR MEETING/Action Items: 6:30 p.m. Town Hall

1. Call to Order - Cameron Spendlove
2. Declaration of Conflict of Interest
3. Review and possible approval of the draft minutes for August 10, 2022
4. Commissioner Comments

C. DISCUSSION ITEM:

1. STR Chapter 60

D. PUBLIC HEARING:

1. Motion to CLOSE the Public Meeting and OPEN the Public Hearing

OPEN PUBLIC HEARING to allow public input on the following items:

a) Continued Public Hearing from July 13, 2022: Proposed Subdivision (preliminary plat):
Quail Mesa Subdivision from Jeff Lee located V-2-1-26-4421 (South of Rio De Sion)

b) Continued Public Hearing from July 13, 2022: Proposed Subdivision (preliminary plat):
Zions Landing Subdivision from Justin Christensen located V-2139-B (Pocketville Road)

c) Proposed Subdivision (Final plat): Zions Edge Subdivision from John Staples located
V-2148-A-1-B-1-A (East of Rio De Sion)

d) Amending sections of "VULU" (Casita) / Removing size restriction for attached casita.

Reason for change and effects:

- Bring VULU into compliance with **Utah State Law 10-9a-530. (2)-b-(i).**
- Changing language from Casita to Accessory Dwelling Units
- Removing sizing restrictions from Internal Accessory Dwelling Units

e) Amending Chapter 2.12 Definition Changes L-Z

Reason for change:

- To simplify definitions.
- Remove regulations in definitions.
- Add new definitions to better fit the use of the terms in current ordinances
- Regulations in definitions have been moved to their respective locations throughout VULU

f) Change of Planning & Zoning Meeting Dates:

- October 12 Moved to October 13
- December 7 Moved to December 12

2. Motion to CLOSE the Public Hearing and OPEN the Public Meeting

Open Forum: Limit 2 minutes per speaker:

Posted at the Following Locations on this 12th day of September 2022.

1. 1. Virgin Town Hall
2. Virgin Town Posting Area 82 W 100 S
3. Virgin Town Park
4. Utah Public Notice Website

In compliance with the ADA, individuals needing special accommodations (including auxiliary communication aids a services) during this meeting should notify the Virgin Town Clerk at 435-635-4695, at least 24 hours in advance.



**TOWN OF VIRGIN
PLANNING & ZONING AGENDA**

September 14, 2022, 6:30 p.m.

114 S. Mill Street, Virgin, UT, 84779 * 435-635-4695 * clerk@virgin.utah.gov

D. PUBLIC MEETING

g) Discussion and recommendation to approve or deny Proposed Subdivision
(preliminary plat): Quail Mesa Subdivision from Jeff Lee located V-2-1-26-4421
(South of Rio De Sion)

h) Discussion and recommendation to approve or deny: Proposed Subdivision
(preliminary plat): Zions Landing Subdivision from Justin Christensen located V-2139-B
(Pocketville Road)

i) Discussion and recommendation to approve or deny: Proposed Subdivision
(Final plat): Zions Edge Subdivision from John Staples located V-2148-A-1-B-1-A
(East of Rio De Sion)

j) Discussion and recommendation to approve or deny: Amending sections of
"VULU" (Casita) / Removing size restriction for attached casita.

Reason for change and effects:

- Bring VULU into compliance with **Utah State Law 10-9a-530. (2)-b-(i).**
- Changing language from Casita to Accessory Dwelling Units
- Removing sizing restrictions from Internal Accessory Dwelling Units

k) Discussion and recommendation to approve or deny: Amending Chapter 2.12
Definition Changes L-Z

Reason for change:

- To simplify definitions.
- Remove regulations in definitions.
- Add new definitions to better fit the use of the terms in current ordinances
- Regulations in definitions have been moved to their respective locations throughout VULU

l) Discussion and recommendation to approve or deny: Change of Planning &
Zoning Meeting Dates:

- October 12 Moved to October 13
- December 7 Moved to December 12

M) Discussion and recommendation to approve or deny Lot Line adjustment
lot 66/65 Rio De Sion V-RIOD-3-66 & V-RIOD-3-65

E. DISCUSSION ITEMS:

1. VULU 8.26
2. VULU 8.30.B.1
3. Lodging Unit Definitions
4. Highway access Pocketville Road to Kolob Terrace

F. ADJOURN PUBLIC MEETING:

3. Motion to Adjourn Public Meeting.

Posted at the Following Locations on this 12th day of September 2022.

1. Virgin Town Hall
2. Virgin Town Posting Area 82 W 100 S
3. Virgin Town Park
4. Utah Public Notice Website

In compliance with the ADA, individuals needing special accommodations (including auxiliary communication aids a services) during this meeting should notify the Virgin Town Clerk at 435-635-4695, at least 24 hours in advance.