



Planning & Zoning Regular Meeting Agenda
Monday, December 12, 2022 at 6:30 pm
Old Church, 114 S. Mill Street, Virgin, UT 84779

1. WORK MEETING-6:00PM

- A. Discussion: an amended final plat for Observation Estates Subdivision
- B. 60.02 Short Term rental (STR) Purpose

2. REGULAR MEETING-6:30PM

- a. Call to Order – Cameron Spendlove
- b. Declaration of Conflict of Interest
- c. Review and possible approval of the draft minutes for November 2, 2022
- d. Commissioner Comments

3. OPEN FORUM:

Limit 2 minutes per speaker, may talk about anything NOT on the agenda

4. PUBLIC HEARING:

Motion to close the public meeting and open the public hearing

PUBLIC COMMENTS FOR PUBLIC HEARING ITEMS MAY BE MADE AT THE MEETING IN PERSON OR SUBMITTED ONE DAY PRIOR TO THE MEETING. CLERK@VIRGIN.UTAH.GOV

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

- A. An ordinance amending and restating sections 2.12, 2.20, 2.22, 16.20 and 16.22 of Virgins uniform land use (VULU) ordinances regulation enforcement of the provisions of this code
- B. An ordinance amending Chapter 16.22 Standards for conditions by use
Reason for change:
 - Removing irrelevant material and to match other ordinances
 - Add further definition and regulation to lodging terms
- C. An ordinance amending 40.08, 34.04, 32.06 of Virgins uniform land use (VULU) ordinances
Reason for change:
 - Provide additional definition and regulation by Zone regarding STR.
 - To address the concerns of citizens regarding the definition of STR.
- D. Zone change: Long V-2-1-21-2102 Currently Rural Residential, to Commercial.
 - If passed would make this lot commercial.
- E. Zone change: Jeff Lee (Quail Mesa subdivision) V-2-1-26-4421 Currently Rural Residential, to add STR Overlay.
 - If passed would make this subdivision a short-term rental.



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- F. Zone change: Justin Christensen (Zion Landing Subdivision) V-2139-B (Pocketville RD) Currently Rural Residential, to add STR Overlay.
- If passed would make this subdivision a short-term rental.
- G. Zone change: Lee V-2148-A-1-8-A & V-2143 Currently Rural Residential, to Highway Resort Zone.
- If passed would make 2 lots Highway Resort Zone.
- H. Zone change: Cannon/Jordan V-77-A Currently Rural Residential, to add STR Overlay.
- If passed would make this subdivision a short-term rental.

5. MOTION to CLOSE the PUBLIC HEARING and OPEN the PUBLIC MEETING

6. PUBLIC MEETING

- A. Discussion and recommendation to approve or deny: An ordinance amending and restating sections 2.12, 2.20, 2.22, 16.20 and 16.22 of Virgins uniform land use (VULU) ordinances regulation enforcement of the provisions of this code
- B. Discussion and recommendation to approve or deny: An ordinance Amending Chapter 16.22 Standards for conditions by use
- Reason for change:
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 - Add further definition and regulation to lodging terms
- C. Discussion and recommendation to approve or deny: An ordinance amending 40.08, 34.04, 32.06 of Virgins uniform land use (VULU) ordinances
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**7. ADJOURN PUBLIC MEETING:
Motion to Adjourn public meeting**

YOU ARE INVITED TO A ZOOM WEBINAR.

WHEN: DEC 12, 2022 06:00 PM MOUNTAIN TIME (US AND CANADA)

TOPIC: PLANNING AND ZONING MEETING

PLEASE CLICK THE LINK BELOW TO JOIN THE WEBINAR:

[HTTPS://US06WEB.ZOOM.US/J/87370436565?PWD=TVDJNCTWWTv3CNERMTQ1Q2NCEUZMQT09](https://us06web.zoom.us/j/87370436565?pwd=TVDJNCTWWTv3CNERMTQ1Q2NCEUZMQT09)

PASSCODE: 518243

OR ONE TAP MOBILE :

US: +16694449171,,87370436565#,,,,*518243# OR +17193594580,,87370436565#,,,,*518243#

OR TELEPHONE:

DIAL(FOR HIGHER QUALITY, DIAL A NUMBER BASED ON YOUR CURRENT LOCATION):

US: +1 669 444 9171 OR +1 719 359 4580 OR +1 720 707 2699 OR +1 253 205 0468 OR +1 253 215 8782 OR +1 346 248 7799 OR +1 507 473 4847 OR +1 564 217 2000 OR +1 646 558 8656 OR +1 646 931 3860 OR +1 689 278 1000 OR +1 301 715 8592 OR +1 305 224 1968 OR +1 309 205 3325 OR +1 312 626 6799 OR +1 360 209 5623 OR +1 386 347 5053

WEBINAR ID: 873 7043 6565 PASSCODE: 518243

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