



PLANNING MEMORANDUM

1600 E. South Weber Drive
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To: Planning Commission

From: Trevor Cahoon, Community Services Director

Re: Public Hearing & Action on ORD 2022-02 Rezone for Parcel ID# 130330093 3 acres located on the SE corner of 2100 E & South Weber Drive. This property is currently zoned C-O (a zone that was repealed by Ordinance 19-15 on 9/24/2019) to C-H (the zone that is shown on the General Plan Projected Land Use Map) Applicant: South Weber City

PURPOSE

Planning Commission to Recommend rezone of the property located at approximately 2100 E South Weber Drive from Commercial Overlay (C-O) to Commercial Highway (C-H).

BACKGROUND

In the September 24, 2019 City Council meeting the City Council voted to repeal the C-O Zone from the zoning code. The City has two properties within the City zoned C-O. One of those properties has a development agreement in place which allows the entitlement of those rights of the C-O zone, however the second property (the property subject to this ordinance) needs to be rezoned to come into compliance with current code.

The property owner was notified at the time of the repeal of the C-O zone that the property would need to be rezoned in order to be considered for development. The City is now acting on that need to rezone the property. The City is requesting the zone to be designated as C-H which is in compliance with the General Plan zoning map.

