

LEISHMAN – PETITION FOR REZONE
165 EAST 200 NORTH
PLANNING COMMISSION MEETING
DECEMBER 12, 2024

Summary: Colter and Shantel Leishman are seeking to rezone Parcel 01-005-0009 located at approximately 165 East 200 North. The 2.55 acre parcel is currently zoned as residential agricultural (R-A). The proposed action is to change 0.69 acres to single-family (R-2) and the remaining 1.86 acres to light manufacturing (M-1).

ZONING: R-A Residential Agricultural

UTILITIES:

Power:
Culinary:
Sewer:
Irrigation:

PARKING & ROADS:

NOTES:

This is a legislative action. The motion will be to provide the City Council with a recommendation to approve or deny the petition. All permitted uses become an option to the new zone. Consideration should be given to how this will fit with the new general plan.

The R-A zone was intended to provide a buffer between the manufacturing zones and the residential development of Hyrum.

The proposed R-2 zone is in preparation for a lot line adjustment and a mini-subdivision for 3 single family lots.

Electrical component delays for equipment not already ordered are estimated to be 2.5 years.