



MILLARD COUNTY PLANNING COMMISSION

71 South 200 West, PO Box 854, Delta, UT 84624

Phone 435-864-1400 Fax 435-864-1404

Chairman Erin Sorenson *Vice Chairman* John Nye

Demar Iverson – Phil Morrison – Pat Manis – Phil Diaz – Wayne J. Jackson

DATE: August 28, 2025
TO: Millard County Planning Commission
FROM: Erin Sorenson, Chairman
SUBJECT: Millard County Planning Commission Meeting

Public Notice is hereby given that the Millard County Planning Commission will hold a public meeting at the Millard County Offices, 71 South 200 West, Delta, Utah commencing at **6:30 p.m. on Wednesday, September 3, 2025**. All interested persons are invited to participate and make comment. If you would like to provide written comments, please email arichins@co.millard.ut.us.

AGENDA

1. **WELCOME, CALL TO ORDER**
2. **PUBLIC INPUT**
3. **PUBLIC HEARING** C-2 Conditional Use Permit Application #Z-2025-048 for Data Center and Electrical Generating Facility located at approximately 11000 N McCornick Road Delta. Joule Capital Partners, LLC, Owner.
4. **REVIEW and POSSIBLE RECOMMENDATION**—C-2 Conditional Use Permit Application #Z-2025-048 for Data Center and Electrical Generating Facility located at approximately 11000 N McCornick Road Delta. Joule Capital Partners, LLC, Owner.
5. **PUBLIC HEARING**—Text Amendment Application #Z-2025-005 proposing to amend Millard County Code Title 10 Chapter 25 (The Table of Uses and Use Definitions) to change the following to Non-Permitted Uses within the Sherwood Shores Zoning District:
 - a) Agricultural Building
 - b) Agricultural Use
 - c) Convenience Store
 - d) Dwelling, Mobile home
 - e) Educational Facility
 - f) Seasonal Use
 - g) Temporary Construction Office
 - h) Vehicle and Equipment Rental or Sale, New or UsedSherwood Shores Property Owners Association Board, Applicant
6. **REVIEW and POSSIBLE RECOMMENDATION**—Text Amendment Application #Z-2025-005 proposing to amend Millard County Code Title 10 Chapter 25 (The Table of Uses and Use Definitions) to change allowable uses within the Sherwood Shores Zoning District.
7. **REVIEW and POSSIBLE APPROVAL**—Application #Z-2025-050 for a Plat Subdivision at approximately 2505 E 500 S Delta. SFC Welding, Owner/Applicant.
8. **REVIEW and POSSIBLE APPROVAL**—C-1 Conditional Use Permit Application #Z-2025-049 to operate a “Cemetery”, specifically, a crematorium exclusively for animals. Frank Noyes, Owner/Applicant.

9. OTHER BUSINESS

10. APPROVAL OF MINUTES – Planning Commission Meeting July 16, 2025

11. ADJOURNMENT

A copy of this agenda will serve as notice to all surrounding property owners of any proposed changes to zoning or land use.

In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during this meeting should notify the Millard County Offices at 71 South 200 West, Delta, Utah 435 864-1400, at least three working days prior to the meeting.

CERTIFICATION OF POSTING

I, the Millard County Planner, do hereby certify that the above agenda was posted on the Utah State Public Notice website <http://www.utah.gov/pmn/index.html>, the Millard County Website www.millardcounty.gov, and posted in three public places within Millard County on August 28, 2025. Adam Richins, Millard County Planner, arichins@millardcounty.gov