

**NOTICE OF PUBLIC HEARING
MILLARD COUNTY PLANNING COMMISSION
OFFICIAL ZONING MAP AMENDMENT
APPLICATION # Z-2025-040
Zone Change from Agriculture (AG)
To Light Industrial (LI)
4-L Ranch Company, Applicant**

Notice is hereby given that the Millard County Planning Commission will conduct a public hearing on Wednesday, November 5, 2025 at 6:30 p.m. at the Millard County Offices, 71 South 200 West, Delta, Utah, for the purpose of receiving public comment on a Zoning Ordinance Map Amendment application to change the zoning of approximately 617.23 acres of property described below and located at approximately 4000 West 4500 N Delta from Agriculture (AG) to Light Industrial (LI):

1. ALL SEC 17, T16S, R7W, SLM. LESS CO RD & RR R/W. LESS BEG E 43 FT FR SW COR SW1/4 NE1/4 SD SEC 17, N 185 FT, W 43 FT, N 1115 FT, E 1183 FT, S 400 FT, S 16°46' W 773 FT, S 160 FT TO S LN SD SW1/4 NE1/4, W 146 FT, N 97 FT, W 122 FT, S 97 FT, W 649 FT TO BEG. LESS COMM PT LOC N ALG SEC LN 33 FT M/L & N 89°56'42.5" E 549.26 FT ALG FNC LN ON N BDRY CO RD FR SW COR SD SEC 17, N 0°46'07" E 224.96 FT ALG CH LINK FNC, N 151.54 FT TO WILSON CANAL, S 62°23'58" E 182.33 FT ALG SD CANAL, S 62°55'41" E 646.90 FT ALG SD CANAL, S 89°59'50" W ALG FNC LN ON N BDRY CO RD, N 89°13'36" W 180 FT ALG CH LINK FNC TO BEG. LESS COMM PT LOC N ALG SEC LN 33 FT M/L TO FNC LN ON N BDRY CO RD FR SW COR SD SEC 17, N ALG SEC LN 661.99 FT TO WILSON CANAL, S 62°50'44" E 426.94 FT ALG SD CANAL, S 62°23'58" E 194.53 FT ALG SD CANAL, S 151.54 FT, S 0°46'07" W 225 FT ALG CH LINK FNC, S 89°56'42.5" W ALG FNC LN ON N BDRY CO RD 549.26 FT TO BEG. LESS BEG NW COR SE1/4 SD SEC 17, S 535 FT, E 498 FT, N 277 FT, E 336 FT, N 164 FT, E 42 FT, N 94 FT, W 876 FT TO BEG. LESS BEG NW COR SE1/4 SD SEC 17, S 535 FT, E 498 FT, N 277 FT, E 402.53 FT, N 126 FT, E 58 FT, N 132 FT, W 958.53 FT TO BEG.
[APN: DO-3276]
2. BEG E 43 FT SW COR SW1/4 NE1/4 SEC 17, T16S, R7W, SLM, N 185 FT, W 43 FT, N 1115 FT, E 1183 FT, S 400 FT, S 16°46' W 773 FT, S 160 FT TO S LN SD SW1/4 NE1/4 SEC 17, W 146 FT, N 97 FT, W 122 FT, S 97 FT, W 649 FT TO BEG. LESS BEG 960 FT E SW COR SW1/4 NE1/4 SEC 17, W 146 FT, N 911 FT, E 368.991 FT, S 11 FT, S 16°46' W 773 FT, S 159.862 FT M/L TO BEG.
[APN: DO-3276-1]

A copy of the application for the proposed zone change is available for review and inspection at the Millard County Offices, 71 South 200 West, Delta, Utah, and the Millard County Clerk's Office, 765 S Hwy 99, Ste. 6; Fillmore, UT.

Anyone having questions may also contact the Millard County Planner, Adam Richins at the above address or by calling 435-864-1400 or 435-590-5113. All interested persons are invited to attend and make comment.

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