



AGENDA

Council Work Session Meeting

5:00 PM - Monday, June 17, 2024
Farmington City Hall, Conf Room 170

Page

1. CALL TO ORDER

2. APPROVE AGENDA

3. DISCUSSION ITEMS

3.1. Draft Updated Land Use Plan - 2040 Comprehensive Plan Update

2 - 6

Review the attached land use maps and be prepared to discuss and provide any input as deemed necessary.

[Agenda Item: Draft Updated Land Use Plan - 2040 Comprehensive Plan Update - Pdf](#)

4. CITY COUNCIL COMMITTEE UPDATE

5. CITY ADMINISTRATOR UPDATE

6. ADJOURN

SPECIAL WORK SESSION AGENDA MEMO

To: Mayor, Councilmembers and City Administrator
From: Tony Wippler, Planning Manager
Department: Community Development
Subject: Draft Updated Land Use Plan - 2040 Comprehensive Plan Update
Meeting: Special Council Work Session - Jun 17 2024

INTRODUCTION:

Attached please find the draft updated land use plan for the 2040 Comprehensive Plan Amendment.

DISCUSSION:

Council held a Joint Work Session with the Planning Commission on March 4, 2024 to discuss the status of the 2040 Comprehensive Plan Amendment, including the land use maps. At that work session, it was made clear that additional land should be designated and guided for commercial and industrial uses.

Based on these comments, Staff and HKGi have worked to update the land use maps and are seeking input on the updated maps. A couple areas to note that have been changed since the March work session are:

- The northwest area of the city off of Flagstaff Avenue - additional land guidance was provided in this area for Mixed-Use Commercial/Industrial, Low Medium Density Residential, Medium Density Residential, High Density Residential and Commercial.
- The downtown area was expanded to the east and south.
- Additional commercial provided in the Fairhill development north of 190th Street West.

The land use maps will ultimately be used to update the various infrastructure system plans. Staff and the consultant from HKGi will be present at the work session to go over the various plans and talk about the next steps.

BUDGET IMPACT:

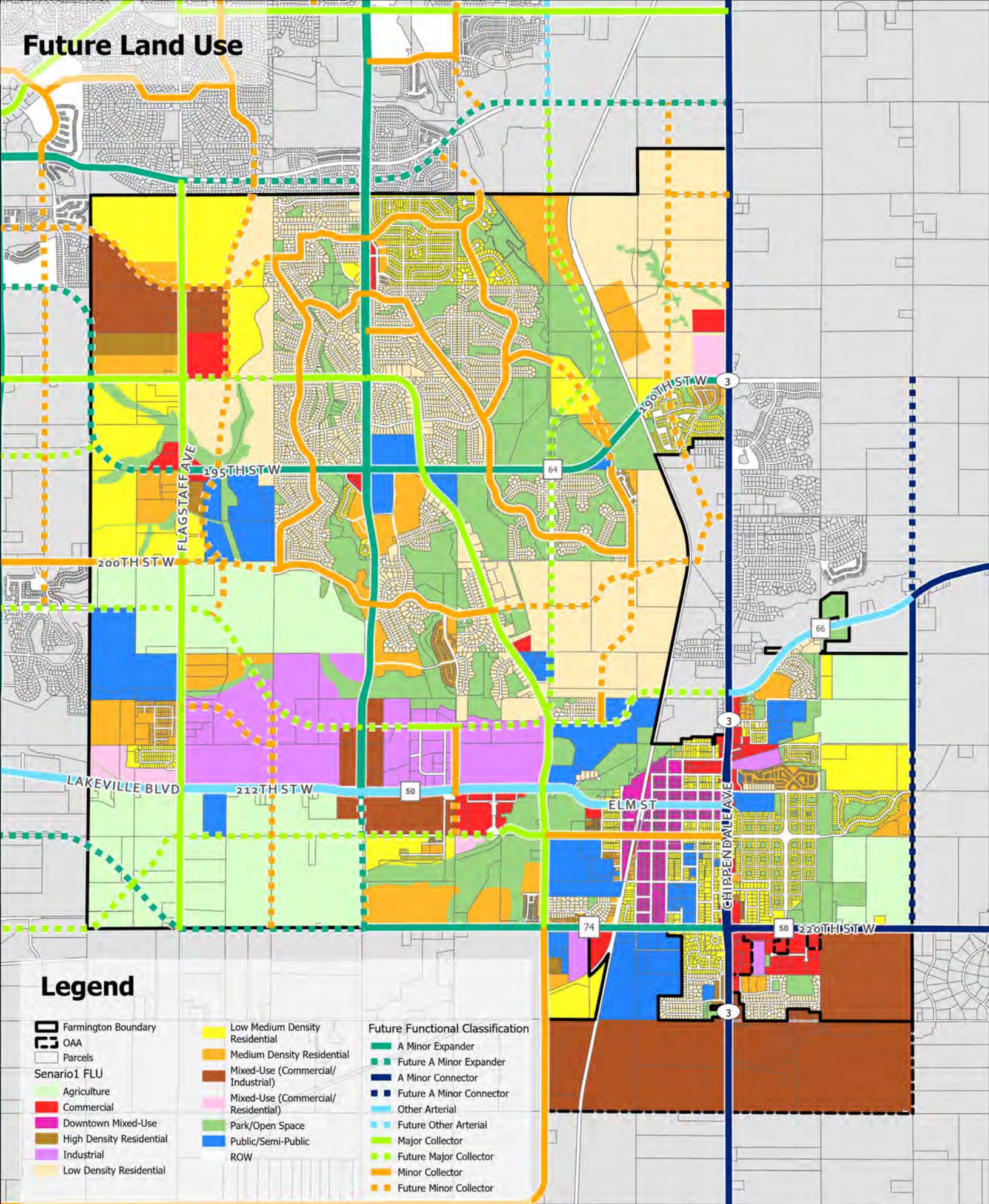
Not applicable

ACTION REQUESTED:

Review the attached land use maps and be prepared to discuss and provide any input as deemed necessary.

ATTACHMENTS:

Future Land Use

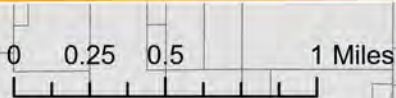


Legend

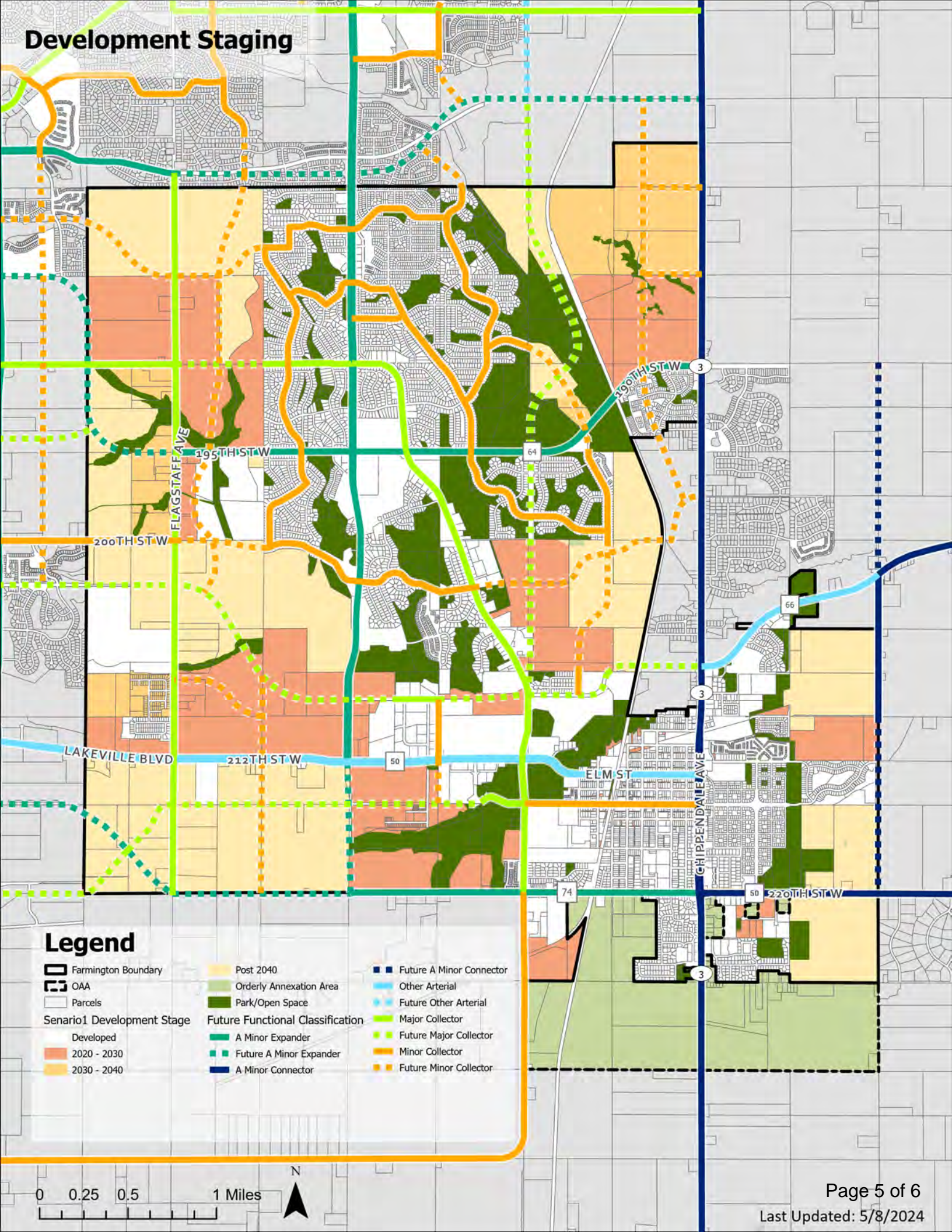
- Farmington Boundary
- OAA
- Parcels
- Scenario 1 FLU**
- Agriculture
- Commercial
- Downtown Mixed-Use
- High Density Residential
- Industrial
- Low Density Residential

- Low Medium Density Residential
- Medium Density Residential
- Mixed-Use (Commercial/Industrial)
- Mixed-Use (Commercial/Residential)
- Park/Open Space
- Public/Semi-Public ROW

- ### Future Functional Classification
- A Minor Expander
 - Future A Minor Expander
 - A Minor Connector
 - Future A Minor Connector
 - Other Arterial
 - Future Other Arterial
 - Major Collector
 - Future Major Collector
 - Minor Collector
 - Future Minor Collector

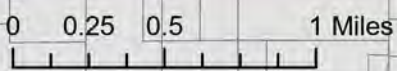


Development Staging

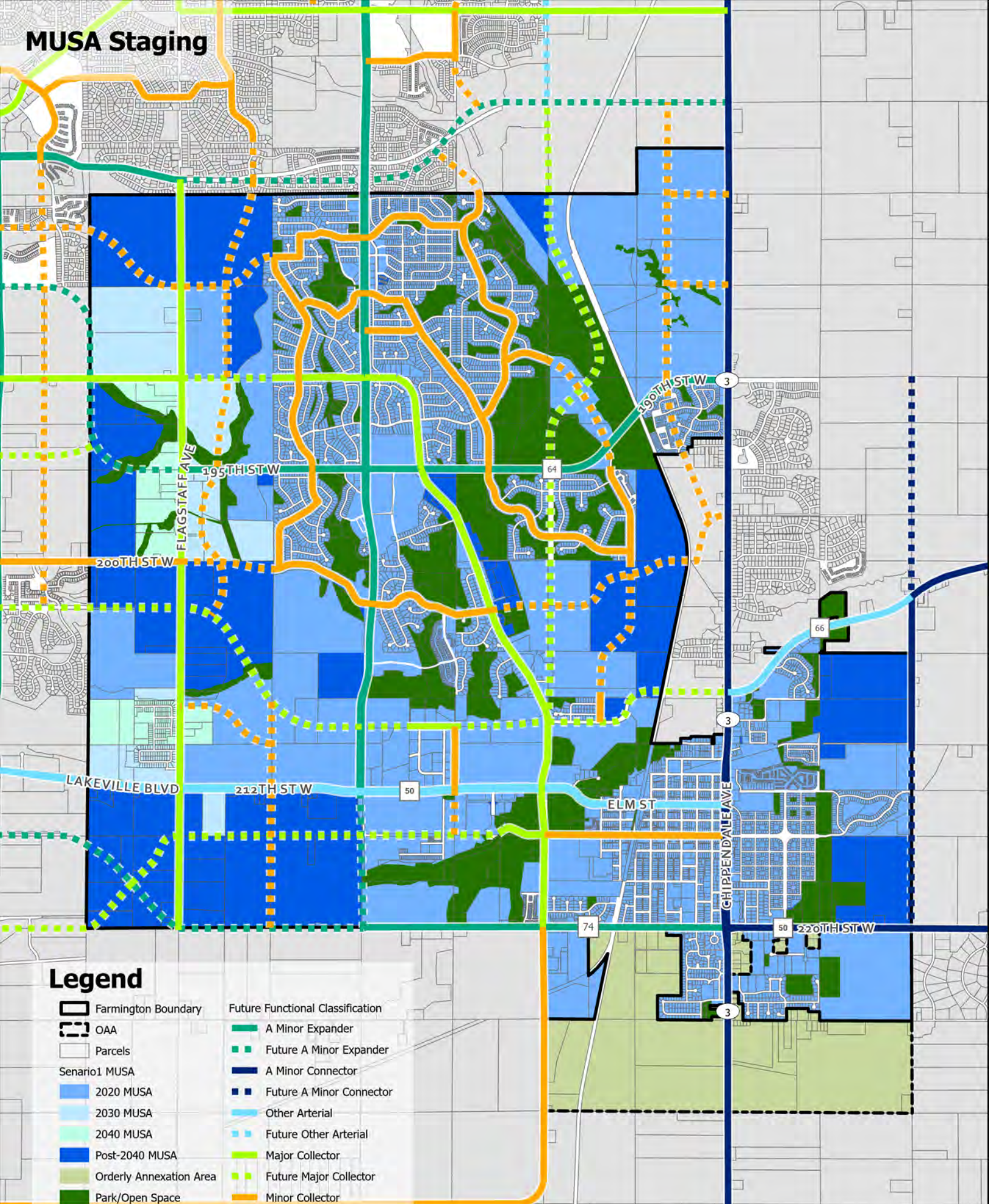


Legend

- | | | |
|-------------------------------------|---|--------------------------|
| Farmington Boundary | Post 2040 | Future A Minor Connector |
| OAA | Orderly Annexation Area | Other Arterial |
| Parcels | Park/Open Space | Future Other Arterial |
| Scenario 1 Development Stage | Future Functional Classification | Major Collector |
| Developed | A Minor Expander | Future Major Collector |
| 2020 - 2030 | Future A Minor Expander | Minor Collector |
| 2030 - 2040 | A Minor Connector | Future Minor Collector |



MUSA Staging



Legend

- | | |
|-------------------------|----------------------------------|
| Farmington Boundary | Future Functional Classification |
| OAA | Future A Minor Expander |
| Parcels | A Minor Connector |
| Senario1 MUSA | Future A Minor Connector |
| 2020 MUSA | Other Arterial |
| 2030 MUSA | Future Other Arterial |
| 2040 MUSA | Major Collector |
| Post-2040 MUSA | Future Major Collector |
| Orderly Annexation Area | Minor Collector |
| Park/Open Space | Future Minor Collector |

