

398 prohibitions, and permitted uses, that the property will be subject to if the zoning map or map
 399 amendment is adopted;

400 (d) (i) state that the owner of real property may no later than 60 days after the day of
 401 the public hearing described in Section 10-9a-502 file a protest to the inclusion of the owner's
 402 property in the proposed zoning map or map amendment; and

403 (ii) state the date of the protest filing deadline;

404 (e) state the address of where the protest should be filed with the planning commission;

405 (f) notify the property owner that if adequate protests are filed with the planning
 406 commission, the commission may not recommend and the legislative ~~H~~→ **body** ←~~H~~ may
 406a not adopt the zoning

407 map or map amendment; and

408 (g) state the location, date, and time of the public hearing described in Section
 409 10-9a-502.

410 (3) The planning commission shall mail the notice at least 10 calendar days before the
 411 public hearing, first class, postage prepaid, to each owner of record according to the records of
 412 the county recorder of private real property located within the proposed zoning map or map
 413 amendment.

414 (4) In addition to the written notice required in Subsection (2), the planning
 415 commission shall give notice in accordance with Subsections 10-9a-205(2)(b) and (c)(i).

416 Section 4. Section **10-9a-502** is amended to read:

417 **10-9a-502. Preparation and adoption of land use ordinance or zoning map.**

418 (1) The planning commission shall:

419 (a) provide notice as required by Subsection 10-9a-205(1)(a) for a proposed land use
 420 ordinance other than a zoning map or map amendment or Section 10-9a-213 for a proposed
 421 zoning map or map amendment;

422 (b) hold a public hearing on a proposed land use ordinance or zoning map; and

423 (c) except as provided in Subsection (2), prepare and recommend to the legislative
 424 body a proposed land use ordinance or ordinances and zoning map that represent the planning
 425 commission's recommendation for regulating the use and development of land within all or any
 426 part of the area of the municipality.

427 (2) If adequate protests are filed in accordance with Section 10-9a-502.5 to a zoning
 428 map or map amendment proposed by the municipality;

863 (ii) state the date of the protest filing deadline;

864 (e) state the address of where the protest should be filed with the planning commission;

865 (f) notify the property owner that if adequate protests are filed with the planning

866 commission, the commission may not recommend and the legislative ~~H~~→ **body** ←~~H~~ may

866a not adopt the zoning

867 map or map amendment; and

868 (g) state the location, date, and time of the public hearing described in Section

869 17-27a-502.

870 (3) The planning commission shall mail the notice at least 10 calendar days before the

871 public hearing, first class, postage prepaid, to each owner of record according to the records of

872 the county recorder of private real property located within the proposed zoning map or map

873 amendment.

874 (4) In addition to the written notice required in Subsection (2), the planning

875 commission shall give notice in accordance with Subsections 17-27a-205(2)(b) and (c)(i).

876 Section 10. Section **17-27a-502** is amended to read:

877 **17-27a-502. Preparation and adoption of land use ordinance or zoning map.**

878 (1) The planning commission shall:

879 (a) provide notice as required by Subsection 17-27a-205(1)(a) for a proposed land use

880 ordinance other than a zoning map or map amendment or Section 17-27a-213 for a proposed

881 zoning map or map amendment;

882 (b) hold a public hearing on a proposed land use ordinance or zoning map; and

883 (c) except as provided in Subsection (2), prepare and recommend to the legislative

884 body a proposed land use ordinance or ordinances and zoning map that represent the planning

885 commission's recommendation for regulating the use and development of land within all or any

886 part of the unincorporated area of the county.

887 (2) If adequate protests are filed in accordance with Section 17-27a-502.5 to a zoning

888 map or map amendment proposed by the county:

889 (a) the planning commission may not recommend to the legislative body the zoning

890 map or map amendment; and

891 (b) the legislative body may not consider or adopt the proposed zoning map or map

892 amendment under Subsection (3).

893 [~~2~~] (3) The county legislative body shall consider each proposed land use ordinance