

Minutes of the **Work Session** of the Riverdale City **Planning Commission** held Tuesday January 24, 2023, at 6:00 p.m., at the Civic Center, 4600 S Weber River Dr, 4360 S Parker Dr., Riverdale City, Weber County, Utah.

Present:

Commissioners: Kathy Eskelsen, Chairman
Amy Ann Spiers, Commissioner
Blair Jones, Commissioner
Wanda Ney, Commissioner
Kent Anderson, Commissioner
Rikard Hermann, Commissioner
Celeste Noland, Commissioner

City Employees: Mike Eggett, Community Development
Michelle Marigoni, City Recorder

Excused:

A. Welcome & Roll Call

The Planning Commission Work Session began at 6:01 p.m. Chairman Eskelsen welcomed everyone to the meeting and stated for the record that all members of the Planning Commission were present.

B. Public Comment

C. Presentations and Reports

Commissioner Eskelsen turned the time over to Mr. Eggett, who reported the following:

- Weber County has set up a Housing Subcommittee through WACOG to address affordable housing. Mr. Eggett and Councilor Stevens are involved, as well as Mayor Mitchell. The idea is for the entire county to work together to figure out where the affordable housing should go.
 - Legislative update: There is a proposed bill which will change the subdivision process and standardize it between cities.
 - There is also a change proposed to roads in new subdivisions, which would decrease the width to 32 feet.
 - HB206 affects any properties within 5000 feet of airport runways, which allows the airport to be granted aviation easements.
 - The rezone request for the property at the north end of Parker Drive was denied by City Council.
 - J Dawgs plans to have a grand opening on 2/1.
 - Chick-Fil-A should be open mid-February.
 - HomeGoods is open.
1. Presentation of Wanda Ney and Kent Anderson as reappointed Planning Commissioners for a new four-year term.
 2. Presentation and Introduction of Celeste Noland as appointed Planning Commissioner to serve a one-year remainder term.

D. Consent Items

1. **Consideration of Meeting Minutes from January 10, 2023 Work Session, and January 10, 2023 Regular Meeting**
Commissioner Eskelsen asked if there were any changes to the minutes. There were no changes.

E. Action Items

1. **Consideration of Conditional Use Permit request for electronic messaging sign located at approximately 5101 South 1050 West, as requested by Golden Rule Signs and Good Foundations Academy.**

Mr. Eggett explained Good Foundations Academy has requested this electronic messaging sign, noting they are only allowed to have a total of 100 sq ft of signage. They plan to keep this sign the same size as the one it is replacing. He

went over the code requirements and the conditional use permit information. There was general discussion about the sign and light affecting the neighboring homes.

2. Commission voting consideration to select Planning Commission Vice Chair Member.

F. Comments

G. Adjournment

As there was no further business to discuss, the Planning Commission Work Session adjourned at 6:29 p.m.

Date Approved: **2/14/2023**