



**EAGLE MOUNTAIN CITY**  
**City Council Staff Report**  
**MAY 20, 2014**

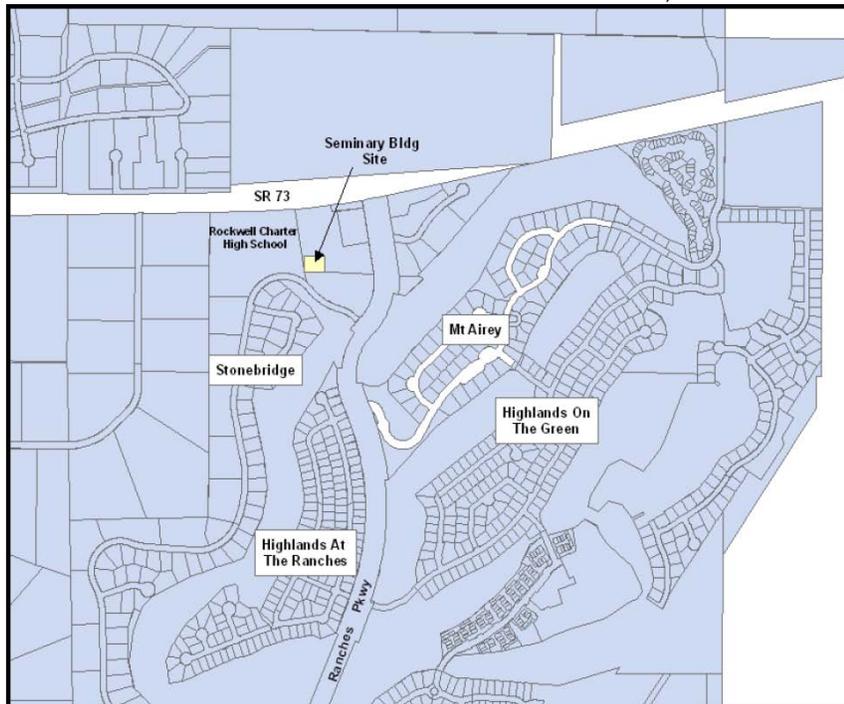
*Project:* **Rockwell Charter School Seminary Bldg Site Plan**  
*Applicant:* LDS Church/EA Architecture  
*Request:* Site Plan Approval  
*Type of Action:* Action Items  
 Planning Commission: Recommended Approval

**RECOMMENDATION SECTION**

The Planning commission recommended approval to the City Council for the Rockwell Charter School Seminary Site Plan. There were no special conditions set forth by the Planning Commission.

**PREFACE**

The Planning Department has received an application for a Site Plan for the Rockwell LDS Seminary building designed for the use of Rockwell Charter High School students. The site currently has a temporary portable building for seminary classes and has a conditional use approval from the City. The site is located just east of the Charter School in the Saddle Junction subdivision, Lot 104. The conditional use permit for the seminary building was originally approved by the Planning Commission on June 10, 2008 and then in 2009 was given a two year extension. The site plan was approved by the City Council on July 15, 2008. The original proposal was for a temporary building until they could calculate the enrollment numbers and evaluate the impact of the Seminary building being built at the high school and junior high school in Saratoga Springs. The applicant wanted to make sure that it was feasible to build a permanent building. In July of 2013 the applicant submitted for another two year extension because of the new middle school that was built in Eagle Mountain they were granted a one year extension. Since the expiration of the approval is about to expire the applicant has decided to build a permanent building.



**Access/Parking**

The current temporary building is accessed by using the Rockwell Charter school access/parking lot. The lot the permanent building is on will now be accessed by connecting to Stonebridge Land to the south of the building.

**Zoning**

The zoning on the proposed site is Satellite Commercial (SC). The seminary building is not a permitted use was approved with a Conditional Use permit by the Planning Commission finding it to be similar and compatible.

**Landscape**

The applicant has submitted a detailed landscape plan that staff feels meets the requirements of the City's code. The landscape with the permanent building will be more comprehensive than what is currently on the site.

**RECOMMENDATION SECTION**

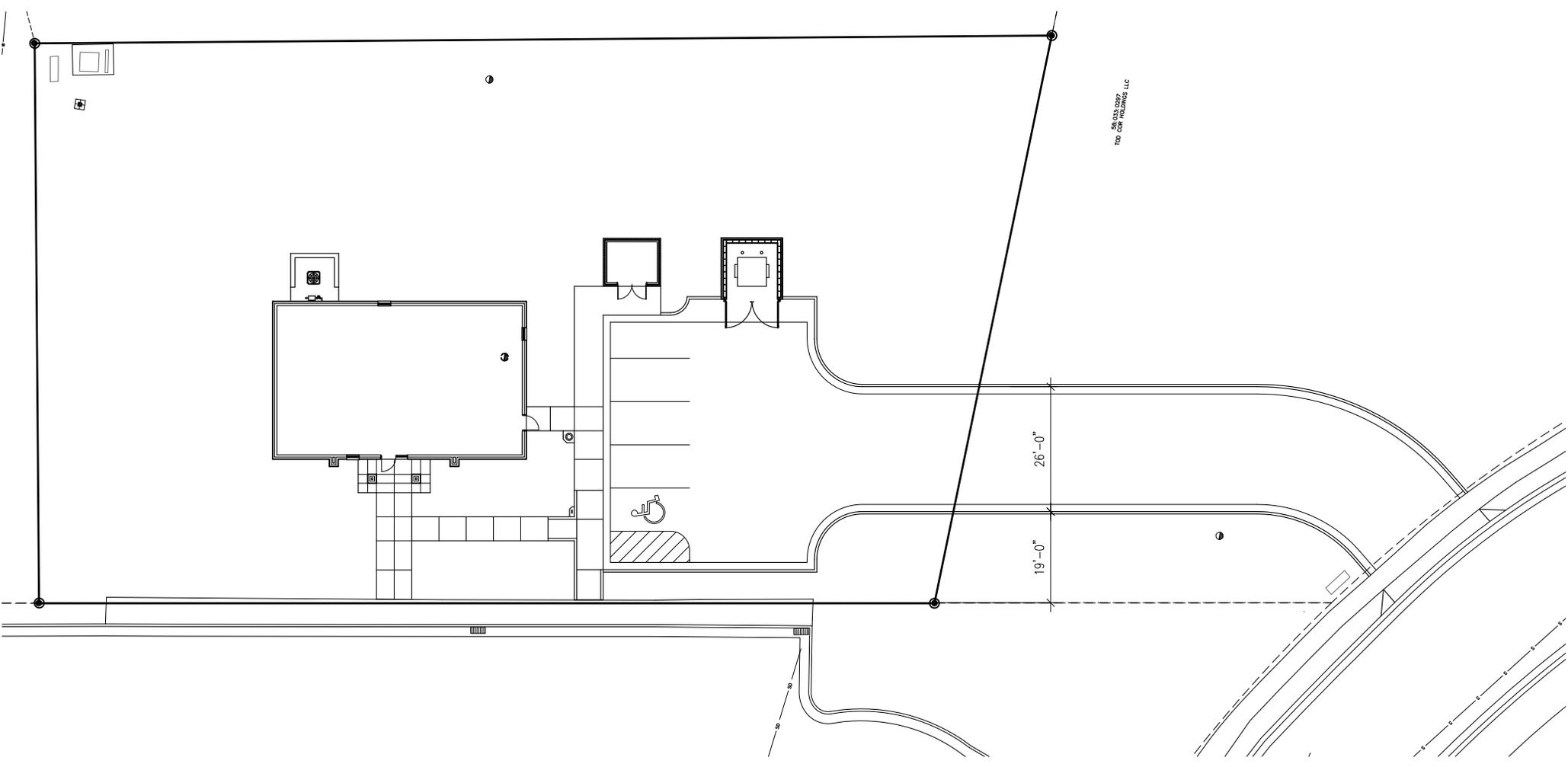
***Recommended Motion***

The recommended motion is provided for the benefit of the City Council and may be read or referenced when making a motion.

*I move that the City Council approves the Rockwell Seminary Site Plan.*

**ATTACHMENTS:**

- Site Plan
- Landscape Plan

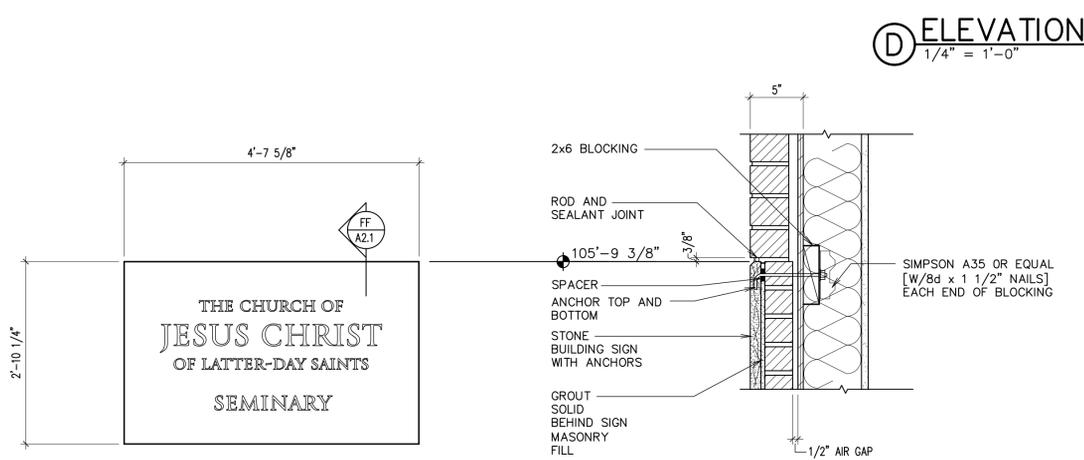
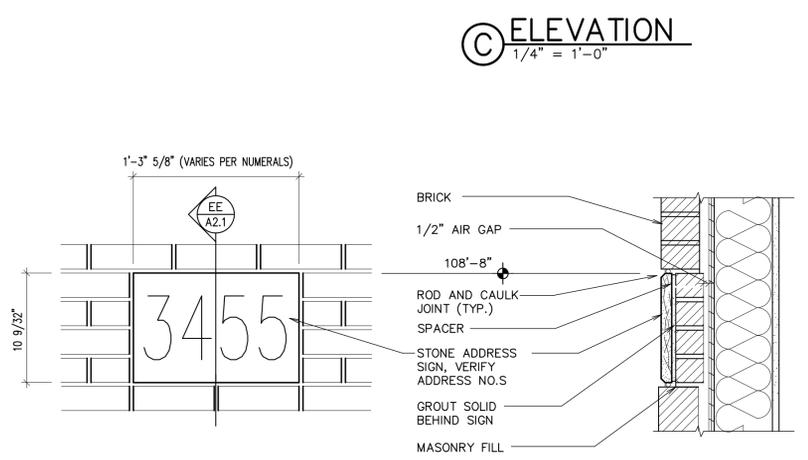
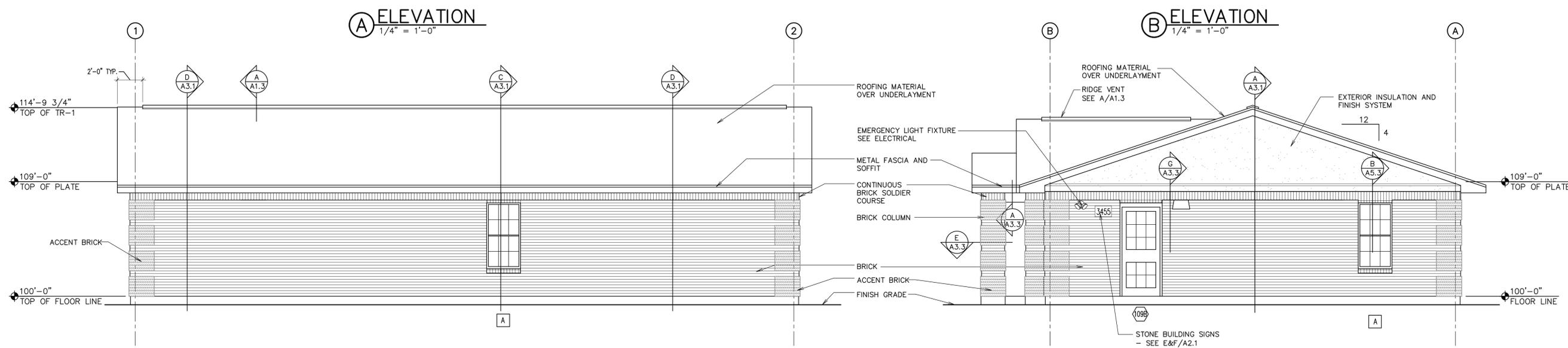
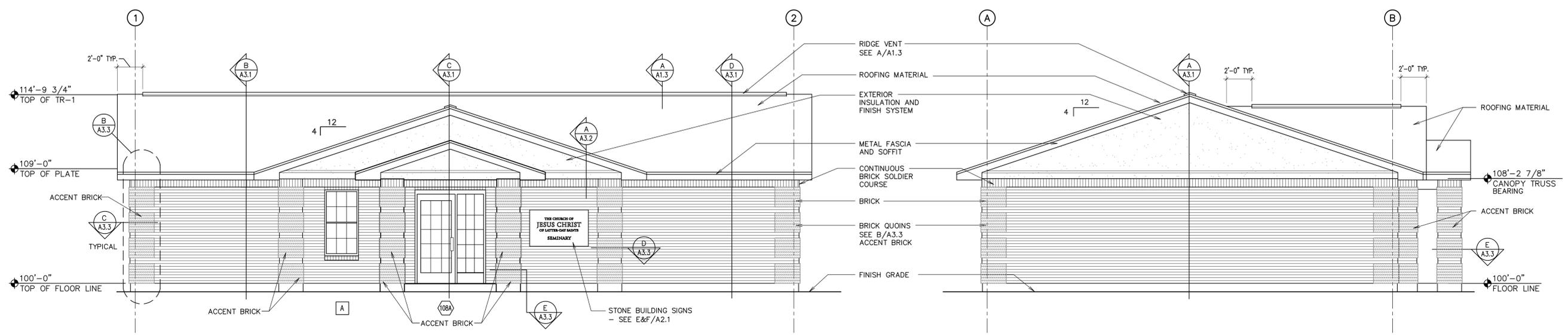


WAX 0307  
TOD COB ARCHITECTS, LLC

Revisions	Description	Date	Mark

Project Number  
14-09  
 Plan Series  
SEM07-01-7  
 Property Number  
500-2653  
 Date  
March 24, 2014

Sheet Title  
**EXTERIOR ELEVATIONS**



**E SECTION** N.T.S. **EE SECTION** N.T.S. **F ELEVATION** 3/4" = 1'-0" **FF SECTION** 1 1/2" = 1'-0"

**STONE ADDRESS SIGN** **STONE BUILDING SIGN**

