



Planning and Development Services

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**MEETING MINUTE SUMMARY
MAGNA PLANNING COMMISSION MEETING
Thursday, November 9, 2023 6:30 p.m.**

****Meeting minutes approved on December 14, 2023 with one amendment****

Approximate meeting length: 33 minutes

Number of public in attendance: 5

Summary Prepared by: Wendy Gurr

Meeting Conducted by: Commissioner Weight

***NOTE:** Staff Reports referenced in this document can be found on the State website, or from Planning & Development Services.

ATTENDANCE

Commissioners and Staff:

Commissioners	Public Mtg	Business Mtg	Absent
Dan Cripps	x	x	
Ammon Lockwood			x
Aaron Weight (Chair)	x	x	
Todd Richards	x	x	
Sara VanRoosendaal (Vice Chair)	x	x	
Jed Taylor (Alternate)	x	x	

Planning Staff / DA	Public Mtg	Business Mtg
Wendy Gurr		
Justin Smith	x	x
Shad Cook	x	x
Brian Tucker	x	x
Matt Starley	x	x
Jay Springer	x	x

Commissioner Weight read the Chairs Opening Statement.

BUSINESS MEETING

Meeting began at – 6:31 p.m.

- 1) Approval of the October 12, 2023 Planning Commission Meeting minutes.
Motion: To continue the October 12, 2023 Planning Commission Meeting minutes to the December meeting.
Motion by: Commissioner Weight
2nd by: Commissioner
Vote: Commissioners voted unanimous in favor (of commissioners present)
- 2) Other Business Items (as needed)
No other business items to discuss.

PUBLIC HEARING(S)

Hearings began at – 6:33 p.m.

REZ2023-000979 – Dan Ford is requesting approval to rezone a property from the A-1 (Agricultural) zone to M-2 (Manufacturing) zone. **Acreage:** 4.49 acres. **Location:** 7415 West U-Two O One Highway.

Planner: Shad Cook (Motion/Voting)

Greater Salt Lake Municipal Services District Planner Shad Cook provided an analysis of the Staff Report.

Commissioners and staff had a brief discussion regarding allowable uses.

PUBLIC PORTION OF HEARING OPENED

Speaker # 1: Applicant

Name: Dan Ford

Address: Not provided

Comments: Mr. Ford said the owner of the property, Mr. Anderson, is available. Consistent with surrounding areas.

Commissioner Cripps asked if this is affiliated with the property up the street and inoperable vehicles. Mr. Ford said would be new vehicles or under 20,000 miles. Commissioner Richards asked if the storage area would be paved. Mr. Cook confirmed it would. House and garage staying. Mr. Ford said the house would be used for an office. Convert vehicles from kilometers to miles. There would be minor auto sales, but primarily receiving and distributing with the auto auction. 21-day turnaround on the vehicles.

Commissioner Richards motioned to open the public hearing, Commissioner Cripps seconded that motion.

No one from the public was present to speak.

Commissioner Richards motioned to close the public hearing, Commissioner VanRoosendaal seconded that motion.

PUBLIC PORTION OF HEARING CLOSED

Motion: To recommend application #REZ2023-000979 Dan Ford is requesting approval to rezone a property from the A-1 (Agricultural) zone to M-2 (Manufacturing) zone to the Magna Council for approval contingent on the proposed land use application being the primary use.

Motion by: Commissioner VanRoosendaal

2nd by: Commissioner Cripps

Vote: Commissioners voted unanimous in favor (of commissioners present)

REZ2023-001001 - Carlos Diaz is requesting approval to rezone a property from the A-1/zc (Agricultural) zone to R-2-6.5 (Residential) zone. **Acres:** 0.29. **Location:** 8020 West 3100 South. **Planner:** Justin Smith (Motion/Voting)

Greater Salt Lake Municipal Services District Planner Justin Smith provided an analysis of the Staff Report.

Commissioners and staff had a brief discussion regarding entrances,

PUBLIC PORTION OF HEARING OPENED

Speaker # 1: Applicant

Name: Carlos Diaz

Address: Not provided
Comments: No comment.

Commissioners and Mr. Diaz had a brief discussion regarding owning or renting, two-story twin home, additional width needed for 8000 West, 3100 South had to give up some property,

Commissioner Richards motioned to open the public hearing, Commissioner VanRoosendaal seconded that motion.

Speaker # 2: Citizen

Name: Christina Loera

Address: 8020 West 3100 South

Comments: Ms. Loera said she is concerned about the address. Just took out the chain link. Her sewer line is on Mr. Diaz property and on the other side of the fence.

Mr. Tucker said if there is a subdivision plat, they'll want to put it on the plat and will need to work it out and will need water and sewer availability letter. Commissioner Taylor said Magna water and sewer is in the process of redoing the main line and will go down to 2700 and may be rerouted.

Speaker # 3: Citizen

Name: Kevin McQuivey

Address: 3080 South 8000 West

Comments: Mr. McQuivey said he is concerned about sidewalks and the garage entrance of 8000, in the turn lane. Harold Thomas used to own the land and was building a home and that's why the sewer was put there. When you start digging will run into foundation which has been buried.

If he develops it will be his responsibility. Mr. Tucker said he thinks this is part of the master plan.

Commissioner Richards motioned to close the public hearing, Commissioner VanRoosendaal seconded that motion.

PUBLIC PORTION OF HEARING CLOSED

Motion: To recommend application #REZ2023-001001 Carlos Diaz is requesting approval to rezone a property from the A-1/zc (Agricultural) zone to R-2-6.5 (Residential) zone to the Magna Council for approval with staff recommendations.

Motion by: Commissioner

2nd by: Commissioner

Vote: Commissioners voted unanimous in favor (of commissioners present)

Commissioner VanRoosendaal motioned to adjourn.

MEETING ADJOURNED

Time Adjourned – 7:04 p.m.