

Minutes of the **Work Session** of the Riverdale City **Planning Commission** held Tuesday November 28, 2023, at 6:00 p.m., at the Civic Center, 4600 S Weber River Dr, Riverdale City, Weber County, Utah.

Present:

Commissioners: Kathy Eskelsen, Chair
Amy Ann Spiers, Commissioner
Celeste Noland, Commissioner
Randy Poulsen, Commissioner

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

Excused: Kent Anderson, Vice Chair
Rikard Hermann, Commissioner
Wanda Ney, Commissioner

Visitors:

A. Welcome & Roll Call

The Planning Commission Work Session began at 6:02 p.m. Chair Eskelsen welcomed everyone to the meeting and stated for the record that all members of the Planning Commission were present except for Commissioners Anderson, Hermann, and Ney who were excused.

B. Public Comment

C. Presentations and Reports

Mr. Eggett presented updates on the following:

- Ashley Furniture is progressing.
- Shake Shack is opening on December 14.
- The old John Paras building is being reviewed for RDA assistance.
- Chuck E Cheese submitted a building permit for the space next to American Freight.
- Tony Divino is adding electric vehicle chargers to their building.
- City staff met with America First about road issues and access on their new development.
- UDOT has reopened both lanes on Freeway Park Drive.

D. Consent Items

1. Consideration of Meeting Minutes from:

October 24, 2023 Work Session
October 24, 2023 Regular Meeting
November 14 Work Session
November 14 Regular Meeting

Chair Eskelsen asked if there were any changes to the minutes. Commissioner Spiers felt it would be better to wait to approve the October 24 minutes as they had only recently received them. There were no changes to the November 14 minutes.

E. Action Items

1. a. Review and discussion of proposed updates to Title 10, Chapter 21 “Subdivisions” ordinance as found in the Riverdale City Code.

b. Consideration to set Public Hearing for proposed updates to Title 10, Chapter 21 “Subdivisions” ordinance as found in the Riverdale City Code, as requested by the Community Development Department and required by the State of Utah.

Mr. Eggett reported he attended a training where he learned the legislature was watching this item closely with cities. The Utah League of Cities and Towns was clear that cities were expected to comply. Several groups were authorized to assist cities in updating this code. Riverdale’s code will be sent to one of these attorneys for additional review. He noted a second update may be required and went over the updates, which include some clean-up of existing code along with the required changes. There was discussion about the new subdivision process and how it relates to the building permit process.

F. Comments

Mr. Eggett shared several other bills that would require code updates.

G. Adjournment

As there was no further business to discuss, the Planning Commission Work Session adjourned at 6:30 p.m.

Date Approved: 12/12/2023