

**MINUTES OF THE MEETING OF THE
PLANNING COMMISSION OF GARDEN CITY, UTAH**

The Garden City Planning Commission held a regular scheduled meeting on Wednesday, February 7, 2024, at the Garden City Lakeview Building located at 69 N. Paradise Parkway, Building C. Commission Chairperson Kurek opened the meeting at 5:04 p.m.

Town Council Members present:

Dan Kurek, Planning Commission Chair
Kendra Bjoralt, Planning Commission Vice Chair
Amy Ward
Megan Woods
Jared Argyle
Mike Moldenhauer
Travis Eborn

Others Present:

Shalie Argyle
Mayor Leonhardt
Council Member Menlove
Brad & Jayne Davis
Bess Huefner
Teri Eynon

Via Teleconference

Roll Call

Commission Chair Kurek asked for a roll call of Commission Members present: Commission Member Kurek, Commission Member Bjoralt, Commission Member Ward, Commission Member Eborn, Commission Member Woods Commission Member Argyle, and Commission Member Moldenhauer.

Oath of Office

Travis Eborn was sworn in as a new Commission Member.

Approval of Minutes

CM Bjoralt made the motion to approve the minutes of the January 3, 2024, Planning

Commission Public Hearing. CM Argyle seconded the motion. All in favor and the motion carried.

CM Argyle made the motion to approve the minutes of the January 3, 2024, Planning Commission Meeting. CM Moldenhauer seconded the motion. All in favor and the motion carried.

Food Truck Rezone Discussion/Approval

Create a Food Truck Zone at 105 W Logan Road. Barry Henline.
Mr. Henline provided the parking layout for the food truck zone that was requested at the January meeting.

CM Ward made the motion to approve the application for food truck zone. CM Woods seconded the motion. All in favor and the motion carried.

Discussion/Approval for an Amended Subdivision to adjust the lot lines for lots 55 and 57 in the Cherimoya Subdivision. Chuck Stocking

CM Argyle asked why this is an amended subdivision and not just a lot line adjustment? CC Kurek explained that it's because the property is within a subdivision.

CM Bjoralt made the motion to approve the amended subdivision to adjust the lot lines for lots 55 and 57 in the Cherimoya Subdivision. CM Eborn seconded the motion. All in favor and the motion carried.

Ordinance Discussion:

Ordinance #24-05 – An Ordinance updating the final plat ordinance.

CM Woods was concerned with the approval being made by just the mayor, and what would be considered a good cause. The Commission would like to have two officials approve the extension.

CM Woods made a motion to approve Ordinance #24-05, #2 with the change that two elected officials may grant an extension of the time limitations set forth in subsection A of this section. Applicant must file with the Clerk in writing, prior to the expiration of said one year period or the time limits imposed. CM Argyle seconded the motion. All in favor and the motion carried.

Ordinance #24-06 – An Ordinance Updating the modifying regulations.

CM Argyle made the motion to approve Ordinance #24-06 – An Ordinance Updating the modifying regulations. CM Bjoralt seconded the motion. All in favor and the motion carried.

Training

No training.

Miscellaneous

CM Eborn asked about accessory and standalone buildings and if it was different for commercial lots. CC Kurek said standalone buildings can be approved on a commercial lot.

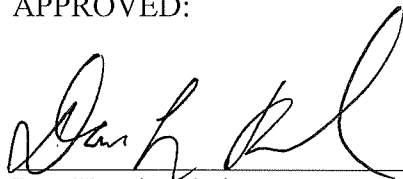
Martell asked about the food truck zone expanding on the south side of HWY. 89 across from Fusion 89. CC Kurek said the commission was concerned about people crossing the highway.

Adjournment

There being no further business, Commission Member Argyle made the motion to adjourn the meeting at 5:30 p.m. Commission Member Ward seconded the motion. All in favor and the motion carried.

APPROVED:

Attest:



Dan Kurek, Chairman





Dan Argyle, Assistant Town Clerk