

Approved

**MINUTES OF THE WORK MEETING OF THE GRANTSVILLE CITY COUNCIL,  
HELD ON JUNE 5<sup>TH</sup>, 2024 AT THE GRANTSVILLE CITY HALL, 429 EAST MAIN  
STREET, GRANTSVILLE, UTAH AND ON ZOOM. THE MEETING BEGAN AT 6:00  
P.M.**

**Mayor and Council Members Present:**

Mayor Neil Critchlow

Jolene Jenkins (6:13 pm)

Scott Bevan

Heidi Hammond

Jeff Williams

Rhett Butler

**Council Members Not Present:**

**Appointed Officers and Employees Present:**

Jesse Wilson, City Manager

Braydee Baugh, City Recorder

Brett Coombs, City Attorney

Sherrie Broadbent, Finance Director

John Ingersoll, Library Director

Heidi Jeffries, HR/Treasurer

James Waltz, Public Works Director

Robert Sager, Police Chief

Andy Jensen, Building Official

Cavett Eaton, Zoning Administrator

**Citizens and Guests Present:** There were many members of the public present in person and via Zoom

**AGENDA:**

**1. Discussion regarding Sun Sage Terrace PUD**

Larry Jacobsen and Chad Palmer stood to represent this item. Mr. Jacobsen covered the timeline in which the project was brought in front of the City Planning Commission and City Council. Mayor Critchlow advised there are many properties that are 8,000 sqft. Mayor Critchlow advised the developer has accommodated all the requests being made but the requests keep changing. Councilmember Hammond advised she has driven in that area and does not feel like this project fits the area. Councilmember Hammond continued the amenities are nice, but does not feel it is worth the smaller lot size. Mr. Jacobsen advised all the townhomes have been removed from the plan. Mr. Jacobson requested 31 homes more than what the zone already allows. Councilmember Hammond asked what the layout would be. Mr. Jacobsen advised if the density stays as it is, the open space will be mostly retention bases. Councilmember Williams advised he did not like the location of this proposal. Councilmember Jenkins agreed there is a need for park space for soccer fields. Councilmember Jenkins advised the General Plan supports a diverse home market. Councilmember Williams asked how this PUD would benefit the City if the HOA controls the open space. Mr. Palmer advised the open space and amenities would be dedicated to the City and the HOA would only maintain the public parking, the landscaping, and enforce the no parking on the street. Councilmember Butler asked if the developer was involved in Hawthorne Estates. Mr. Jacobsen advised they were. Mr. Stark advised the original lot size were not rezoned. Councilmember Butler felt the area needed to be ½ acre lots. Mr. Jacobsen advised there is a market for smaller lots. Councilmember Bevan asked what the breakdown of smaller lots would be. Zoning Administrator

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Shelby Moore advised they do not meet the code for providing fee in lieu. Mayor Critchlow advised they had an application prior to the change of the PUD.

## **2. Adjourn**

**Motion:** Councilmember Butler made the motion to adjourn

**Second:** Councilmember Jenkins seconded the motion.

**Vote:** The vote was as follows: Councilmember Hammond, "Aye", Councilmember Butler, "Aye", Councilmember Bevan, "Aye", Councilmember Williams "Aye", and Councilmember Jenkins, "Aye". The motion carried.

**Meeting ended at 6:50**