

Lake Point Planning and Zoning Commission Minutes

Date: Monday, July 7th, 2025

Place: Lake Point Fire Station 1528 Sunset Rd Lake Point, UT 84074

Time: 7:00 PM

- 1) Call to Order- 7:02PM
- 2) Prayer - Bryan Coulter
- 3) Pledge of Allegiance – Lori Chigbrow
- 4) Presiding Officer- Lillian Erickson
- 5) Attendance Roll Call-

Lake Point Planning and Zoning Commission & Staff (PZ=Commission)	Public	Public
James Simko (PZ) Arrived at 7:24PM	Angelina Talimontez	
Lori Chigbrow (PZ Vice Chair)	Jeremy Schaffer	
Rickey Lloyd (PZ)	Kathleen VonHatten	
Bryan Coulter (PZ)	Jonathan Garrard	
Lily Erickson (PZ Chair)		
Marylin Sharp (PZ) Arrived at 7:10PM		
Gino Garcia (PZ)		
Chaelea Allred (PZ Secretary)		
Jamie Olson (City Recorder)		
Jay Springer (City Attorney)		

6) Staff Report – Chaelea Allred

7) Public Comment-

- a) Motion to open Public Comment Bryan, Rickey 2nd
- b) Vote was unanimous approved
- c) Motion to close Public Comment Lillian, 2nd Bryan
- d) Vote was unanimous approved

8) Meeting Minutes- 5.19, 6.2, 6.18 Motion to approve Lillian, 2nd Lori

9) Action/Business Items-

- a) Site plan approval - 8610 Commerce Drive (Wendy's) (4:30 RECORDING)
 - i) Discussing the site plan and asking questions (19:00 RECORDING)
 - ii) Jonathan Garrard (26:15 RECORDING)
 - iii) Kathleen VonHatten (28:30 RECORDING)
 - iv) Discussion about lighting (30:00 RECORDING)
 - v) Jay Springer (City Attorney) (39:55 RECORDING)
 - vi) Lori Chigbrow - talking about the height of the sign (47:00 RECORDING)
 - vii) Motion to approve this project make a recommendation to move this forward Bryan, 2nd Lillian (50:00 RECORDING) Jim yay, Marylinn yay, Gino yay, Rickey yay, Bryan yay, Lillian yay, Lori yay
 - viii) Gino would like light mitigation (51:00 RECORDING)
- b) Annexation (53:20 RECORDING) Needing to revisit and notice this item.
- c) Multiuse Zone (1:08:45 RECORDING) discussion on what cities to use as a base for a definition.
- d) Conservation Zone (1:44:00 RECORDING)

10) Commission Updates- (1:50:20 RECORDING)

- a) James Simko

- i) Other
- b) Lori Chigbrow
 - i) Other
- c) Rickey Lloyd (1:51:24 RECORDING)
 - i) Can we turn the heat down?
- d) Bryan Coulter
 - i) Other
- e) Marylin Sharp (1:50:45 RECORDING)
 - i) Meeting schedule clarification
- f) Lily Erickson
 - i) Other
- g) Gino Garcia
 - i) Other

11) Public Comment

- a) Motion to open Public Comment Bryan, 2nd Lori
- b) Vote was unanimous approved
- c) Motion to close Public Comment Bryan, Lillian
- d) Vote was unanimous approved

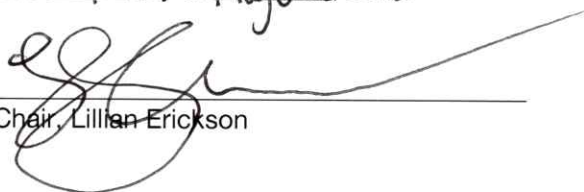
12) Closed Session- if needed

13) Adjournment 8:55PM

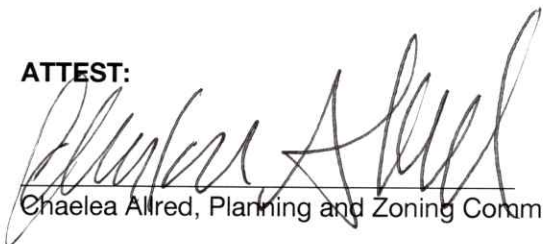
Note-The minutes may include a summary of what was discussed and are not intended to be verbatim. All public meetings have an audio recording, time stamps are included in the minutes to help the public find where certain topics were discussed. Please see the audio recording of this meeting for a full audio record of the meeting.

Note- Additional information concerning meetings including agendas, minutes, recordings, written/typed public comment, other distributed materials, ordinances, resolutions, public notices and how to sign up for notifications on the Public Notification Website, can be found at <https://lakepoint.gov> under Departments-Recorder.

PASSED AND APPROVED but the Commission this 4 day of August, 2025


Chair, Lillian Erickson

ATTEST:


Chaelea Alfred, Planning and Zoning Commission Secretary