

**WOODS CROSS PLANNING COMMISSION MEETING
JANUARY 13, 2026**

The minutes of the Woods Cross Planning Commission meeting held January 13, 2026, at 6:30 P.M. in the Woods Cross City Hall located at 1555 South 800 West, Woods Cross, Utah.

COMMISSION MEMBERS PRESENT:

Joe Rupp, Chairman
LeGrande Blackley
Mike Doxey

Robin Goodman
Jake Hennessy
David Lewis IV-online

COMMISSION MEMBERS EXCUSED:

Mariah Wall

STAFF PRESENT:

Curtis Poole, Community Development Director
Leah Seawright, Code Enforcement Officer
Bonnie Craig, Administrative Assistant

VISITORS:

Pedro Bautista

PLEDGE OF ALLEGIANCE:

Jake Hennessy

ELECTION OF CHAIR AND VICE CHAIR

Mr. Curtis Poole, the Community Development Director, noted since it was the first of the year a chair and vice chair needed to be elected for 2026.

Commissioner Doxey made a motion to elect Joe Rupp as Chair of the Planning Commission. Commissioner Blackley seconded the motion and the motion carried.

Commissioner Blackley then made a motion to elect Mike Doxey for Vice Chair of the Planning Commission. Commissioner Hennessy then nominated Robin Goodman as Vice Chair. Commissioners Rupp, Blackley, and Doxey voted for Commissioner Doxey as Vice Chair. Commissioners Hennessy, Lewis, and Goodman voted for Commissioner Goodman for Vice Chair making it a tied vote.

Commissioner Goodman then withdrew her name as candidate for Vice Chair and said she would be more comfortable in learning more about how the Commission does things before she takes a leadership role. She thanked the Commission for their confidence in nominating her.

The motion carried for Commissioner Doxey to be elected as Vice Chair of the Planning Commission for 2026.

**OFFICIAL MINUTES
WOODS CROSS PLANNING COMMISSION MEETING
JANUARY 13, 2026
PAGE 2**

MINUTE APPROVAL

Chairman Rupp called for the review of the Planning Commission minutes for the Planning Commission meeting held December 9, 2025.

Following the review of the minutes, Commissioner Blackley made a motion to approve the minutes as written with Commissioner Hennessy seconding the motion and all voted in favor of the motion through a roll call vote.

OPEN SESSION

Chairman Rupp then opened the meeting for comments from the public for items that were not on the agenda.

There were no public comments and Chairman Rupp closed the open session.

SLC PADEL CLUB AMENDED CONDITIONAL USE—2269 SOUTH 1200 WEST, SUITE 101—PEDRO BAUTISTA

Leah Seawright, the Code Enforcement Officer, reviewed this item with the Commission. She noted that the applicant, Pedro Bautista, is requesting an amendment to an approved conditional use permit for the purpose of expanding the current Padel Club business in the gym at this location. She noted the proposed Padel Club expansion would add one additional padel court to the existing three courts. She said no new construction is required for the new court and work will require the court floor to be laid down in the already available space. She said the applicant has indicated that all business activities and storage will be maintained within the existing gym. She said there is no anticipation for outside storage. She noted the company currently has 7 employees with 106 designated spaces available and the hours of operation are 8:00 AM-10:00 PM.

Following the information given, Mr. Bautista addressed the Commission and said they are expanding and adding a fourth court. He said all they need to do is add a door to the already walled area for the addition of the new court. He said there are plenty of parking spaces and the entrance will remain the same. He said they had already spoken to the fire department and would be coming out to inspect the new space.

There were no further questions or comments, and Commissioner Doxey made a motion to approve the conditional use for SLC Padel Club amended conditional use suites 101 and 105 with the following conditions:

1. Obtain and maintain a business license.
2. Obtain a South Davis Metro Fire inspection, if required, and submit a copy to the city prior to the issuance of a business license.
3. Business shall be in compliance at all times with any government entity having jurisdiction over the business or the subject property.
4. Business operations shall not negatively impact the adjacent businesses and properties.

**OFFICIAL MINUTES
WOODS CROSS PLANNING COMMISSION MEETING
JANUARY 13, 2026
PAGE 3**

Commissioner Blackley seconded the motion, and all voted in favor of the motion through a roll call vote.

GENERAL AND PENDING BUSINESS

Chairman Rupp formally thanked Marcee Meeks who was retiring from the zoning department for all of her excellent work and for her agendas and staff reports she had done for the Planning Commission. Commissioner Rupp said she will be missed for her many years of experience.

Mr. Poole noted the next meeting will have four or five agenda items including a site plan, conditional uses, and an amended plat so to plan on it being a bigger meeting.

ADJOURNMENT

There being no further business before the Commission, Commissioner Goodman made a motion to adjourn the meeting at 6:45 P.M.

Joe Rupp, Chairman

Bonnie Craig, Administrative Assistant