

Planning Commission Minutes

May 20, 2026

2:00 P.M.

Those present were Garfield County Planning Commission Chairman Elaine Baldwin, Vice Chairman Judy Drain, Dani Harding, Alternate Member Amy Dodds, Garfield County Planner Kaden Figgins, Planning Commission Secretary Anne Excell.

Planning Commission members Tony Dinges, Simone Griffin, Allen Henrie, and Brittney Feller, and Garfield County Commissioner Dave Tebbs were excused.

PLEDGE: Amy Dodds

PRAYER: Elaine Baldwin

MINUTES:

A motion was made by Dani Harding to approve the minutes from April 15, 2026. The motion was seconded by Amy Dodds. Motion passed.

A motion was made by Dani Harding to adopt the agenda. The motion was seconded by Judy Drain. Motion passed.

Public Hearing: Zone Change-Agricultural to Residential Estates; Linda E. Mansell, Trustee; 350 N. 700 W., Escalante, UT 84726; Parcel ID: 11-0024-0060

Judy Drain made a motion to go into public hearing. Dani Harding seconded the motion. Motion approved.

- Kaden Figgins said this property is on the border of Escalante City limits. Ms. Mansell would like to do a minor lot subdivision. She would like to have a 1 acre parcel and leave the rest of the property zoned Agricultural. The survey on the property is not done yet, so Kaden recommended having the public hearing and to table the decision until the next meeting without a public hearing.

Judy Drain made a motion to exit public hearing. Amy Dodds seconded the motion. Motion approved.

A motion was made by Dani Harding to table the decision on whether to approve or deny the Zone Change-Agricultural to Residential Estates, Linda E. Mansell, Trustee; 350 N. 700 W., Escalante, UT 84726; Parcel ID: 11-0024-0060 until the next meeting. The motion was seconded by Judy Drain. Motion approved.

Public Hearing: Zone Change-Agricultural to Commercial; Noah L. Bennett, Jr.; 1290 S. Carriage Lane, Antimony, UT 84712; Parcel ID: 09-0002-0036

Judy Drain made a motion to go into public hearing. Dani Harding seconded the motion. Motion approved.

- Kaden Figgins said this property is just outside of Antimony town limits at the mouth of Antimony Canyon. Mr. Bennett would like to have a commercial RV park with spots for mine employees.
- Noah Bennett said that he has received approval from Antimony town before it was noticed he was in the county. He has 3 RV spots already installed and ready to rent. His septic and water systems have been approved by the health department. He would like to have 6 spots in the future dedicated to mine employees.
- Amy Dodds confirmed with Mr. Bennett that the current septic and water systems have been approved for all 6 spots.
- Mr. Bennett said that if he adds more than 6 spots, he will need to make the septic and water system bigger.

Dani Harding made a motion to exit public hearing. Amy Dodds seconded the motion. Motion approved.

A motion was made by Dani Harding to recommend approval of the Zone Change-Agricultural to Commercial; Noah L. Bennett, Jr.; 1290 S. Carriage Lane, Antimony, UT 84712; Parcel ID: 09-0002-0036 to the county commission. The motion was seconded by Amy Dodds. Motion approved.

General Plan Update

Kaden Figgins said that a public hearing for the general plan is scheduled for next month. He asked the commission to review the plan and make comments.

Business

Next meeting is tentatively scheduled for June 17, 2026.

Dani Harding made a motion to adjourn. The motion was seconded by Amy Dodds. The meeting adjourned at 2:22 pm