

NOTICE OF AGENDA

Planning & Zoning Wellington City

Notice is hereby given that the Planning Commission of Wellington City will hold a regularly scheduled Planning Commission Meeting on Wednesday, October 7, 2026, at Wellington City Hall, located at 102 N 100 W, in Wellington, Utah. Said meeting shall begin promptly at 5:30 P.M., and the agenda shall be as follows:

1. Roll Call
2. Approval of Minutes
3. Public Comment Period
4. R & M Engineering- Traverse Place Subdivision
5. Follow-up on Mike Myers purchasing Fiechko property. Is a commissioner working on this?
6. Zoning for Kory Moosman business. Currently shown as R-1-7 residential.
7. Mexican Restaurant "El Sarape" being run by Ma Elena Ruiz-DeLa Torre
8. Unfinished Business
9. Adjourn

Julie Kilgrow
Wellington City Recorder

In compliance with the Americans with Disabilities Act, any person needing auxiliary services for this meeting should call the Wellington City Recorder(435-355-7850) at least 24 hours prior to the meeting. A copy of this notice was emailed to the ETV10News, a newspaper of circulation within Carbon County, to Radio Station KOAL/KARB and Emery Telcom.



Wellington City Planning and Zoning Minutes
Meeting held Wednesday, September 2, 2026
at Wellington City Hall
Located at 150 West Main Street, Wellington, Utah
at 5:30 P.M.

Present: Commissioner Steve Cha, Commissioner Josh Patterson, Councilman Bill Juber,
Absent: Commissioner James Thayn (excused), Commissioner Kory Moosman (not excused)
City Staff: Mayor Jack Clark, Julie Kilgrow
Attendees: See roll call sheet

Agenda Item #1 Roll Call

Planning and Zoning, Commissioner Patterson, opened the meeting at 5:30, Commissioner Thayne is excused, Commissioner Moosman not excused, all others present.

Agenda Item #2 Approval of Minutes

Motion: Commissioner Patterson moved to approve the minutes from August 5, 2026. Motion seconded by Councilman Juber, all approved.

Agenda Item #3 Jean & Marcey Hopkins (Singlewide Manufactured Home)

They were not present.

Motion: Commissioner Patterson motioned to table. Councilman Juber second, all approved.

Agenda Item #4 Diamond T Investments (questions on zoning reclassification)

Commission stated that this needs to be addressed through the county. Commissioner Cha will contact them to determine what transpired.

Motion: Commissioner Patterson motioned to address at the next meeting, Councilman Juber second, all approved.

Agenda Item #5 Sasha Austin (Kennel License – wants P & Z determination)

Ms. Austin was not present. Commission stated that there will need to be a business license and that all regulations will have to be adhered to. There should be an inspection by the Police, the Health Department and possibly the animal shelter.

Motion: No motion necessary.

Agenda Item #6 Sadie Pell (Add onto existing house)

Not present.

Motion: *Councilman Patterson motioned to table. Councilman Juber second, all approved.*

Agenda Item #7 Chapter 14- Subdivision Regulations for P&Z Commissioners

This item was dispensed.

Motion: *No motion necessary*

Agenda Item #8 Public Comment Period

Air BNBs were discussed and that a business license was needed. Zoning may need to be addressed. It was brought up that people sign up to be on the agenda and then do not show up. It was discussed that people who get a business license do need to file for tax id (register with the state).

Motion: *No motion necessary*

Agenda Item #9 Unfinished Business

The mayor reported on the construction of the new building and that cement will be poured and it may begin at 3am. The mayor can temporarily waive the quiet ordinance in situations such as this

Motion: *No motion necessary*

Agenda Item #10 Adjourn

Motion: *Commissioner Patterson made the motion to adjourn, Councilman Juber seconded, all approved.*

Meeting adjourned at 5:56 pm

Next meeting will be October 7, 2026, at 5:30 P.M. at the Wellington City Hall.

Minutes approved by Planning and Zoning on October 7, 2026



Steve Cha – Planning and Zoning Chairman

STATE OF UTAH
COUNTY OF CARBON

I, (LAND SURVEYOR) A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH DO HEREBY CERTIFY THAT THE FOREGOING (PLAT, RE-PLAT, AMENDING PLAT) WAS PREPARED FROM SURVEYS MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION AND IS TRUE AND CORRECT, AND THAT I HAVE BEEN ENGAGED TO SET ALL LOT AND BLOCK CORNERS AND REFERENCE POINTS AND COMPLETE SUCH OPERATIONS WITHOUT DELAY.

THIS THE _____ DAY OF _____ A.D., 20____.

PROFESSIONAL LAND SURVEYOR (DATE)
CERTIFICATE No. _____

BY: _____ (PRINTED NAME)

STATE OF UTAH
COUNTY OF CARBON

I, (LAND OWNER OR LIEN HOLDER), DO HEREBY CERTIFY THAT I AM THE (OWNER, LIEN HOLDER) OF THE LANDS DESCRIBED WITHIN THE BOUNDARIES OF THE FOREGOING PLAT AND THAT I HAVE HAD SAID LANDS SURVEYED AND PLATTED AS SHOWN HEREON AND I DO ACCEPT AND APPROVE SAID PLAT FOR ALL PURPOSES AND CONSIDERATIONS.

THIS THE _____ DAY OF _____ A.D., 20 ____.

GODWIN KNIGHT (SIGNATURE) _____ (DATE)

BY: _____ (PRINTED NAME)
ITS: _____

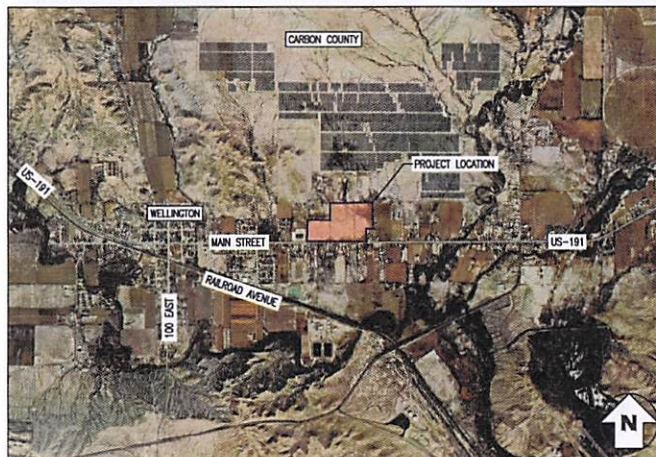
STATE OF UTAH
COUNTY OF CARBON

THIS FINAL PLAT OF THE HEREIN DESCRIBED PROPERTY APPROVED BY THE PLANNING AND ZONING COMMISSION FOR THE COUNTY OF CARBON, UTAH.

THIS THE _____ DAY OF _____ A.D., 20____.

_____(SIGNATURE) _____(DATE)
COMMISSIONER

**SOUTH HALF OF THE SOUTHWEST QUARTER AND THE SOUTHWEST CORNER OF THE SOUTHEAST
QUARTER OF SECTION 5, TOWNSHIP 15 SOUTH, RANGE 11 EAST, SLB&M**



PROJECT CONTACTS:

- 1. OWNER/DEVELOPER:**
DESIRABLE HOLDINGS, LLC
BRYAN R. BAHR, MANAGER
545 3RD STREET #125, MONUMENT, CO 80132
P. 719.499.7788
- 2. PUBLIC IMPROVEMENTS/SUBDIVISION DESIGNER:**
MICHAEL DEAN
PO BOX 1166 CENTERVILLE, UT 84014
P. 435.265.5059
- 3. SURVEYOR:**
BA GRIMES SURVEYING
BEN GRIMES
795 WEST TWIN PEAKS ROAD ELMO, UT 84521
P. 435.609.1963

Salt Lake City, UT
Phone: 801-263-3419
www.rmstructural.com

GOODWIN KNIGHT
TRAVERSE PLACE SUBDIVISION
950 EAST MAIN STREET
WELLINGTON, UTAH

REV. NO.	DATE	DESCRIPTION	BY	CHKD
A	08/10/26	ISSUED FOR PLANNING & ZONING REVIEW	RJM	-

PROJECT #:	25025
DWG SIZE:	24x36
SCALE:	NTS
PRINT DATE:	09/10/26
DESIGNED BY:	R&M
DRAWN BY:	KJB
CHECKED BY:	-

CONCEPT PLAT
COVER

DRAWING NUMBER	REV
25025-CP-01	A

PRELIMINARY

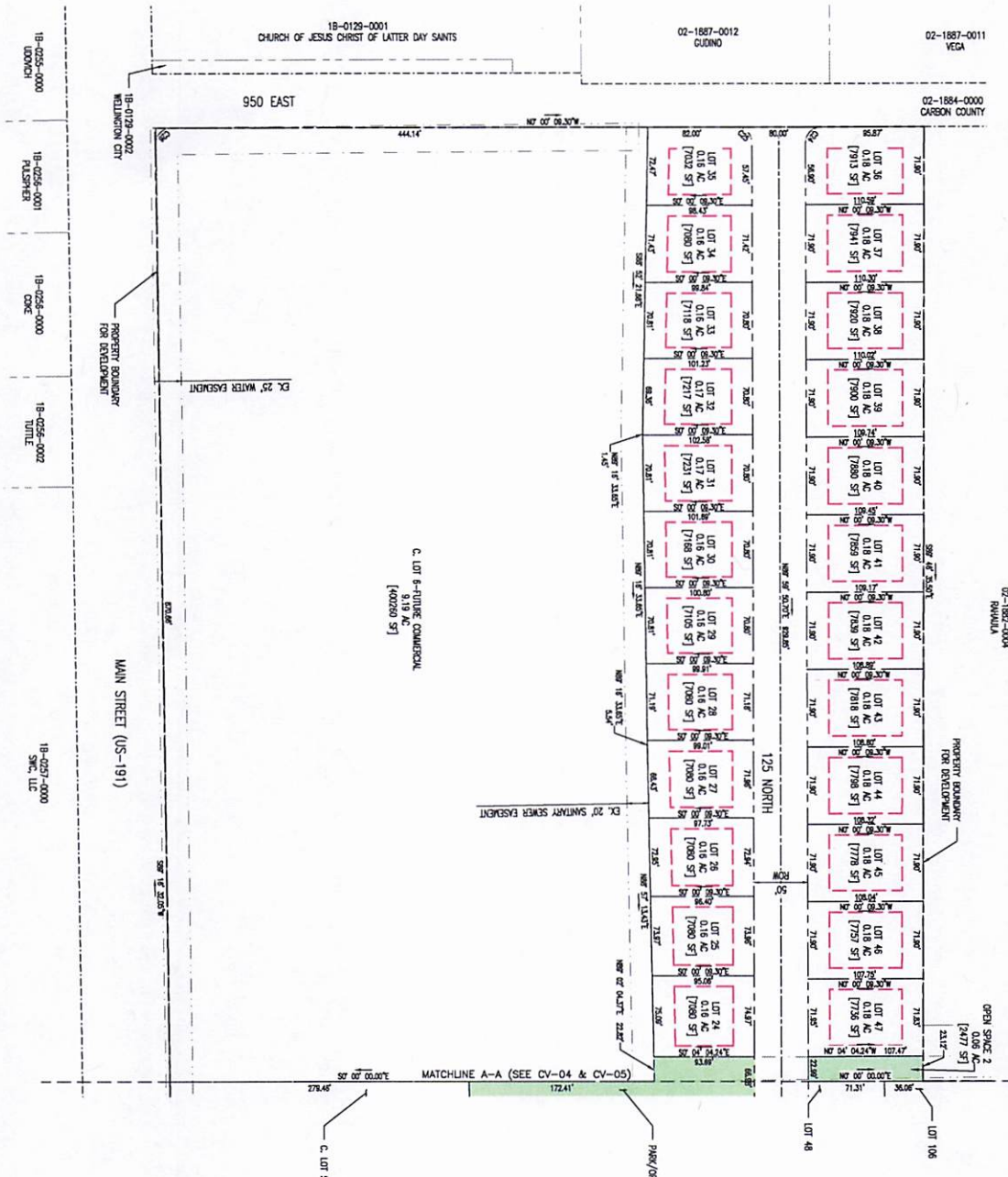
FOR REVIEW ONLY
DO NOT USE FOR CONSTRUCTION

PRELIMINARY

FOR REVIEW ONLY

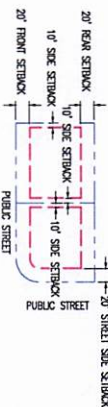


PLAN VIEW



LEGENDA

- DEVELOPMENT PROPERTY LINE
LOT BOUNDARY
EX. PROPERTY LINE
EX. ROAD R.O.W.
EX. UTILITY EASEMENT
OPEN SPACE



MAIN DWELLING SETBACKS.
N.T.S.
SETBACKS PER R-1-7 ZONING REGULATIONS

STUBS PER K-1-1 ZONING REGULATIONS



KEY MAP
N.T.S.

ROAD R.O.W. CURVES		
MARK	L (FT)	R (FT)
C24	23.56	15.00
C25	23.56	15.00
C26	23.75	15.00

REV NO.	DATE	DESCRIPTION	BY	CHKD
A	09/10/26	ISSUED FOR PLANNING & ZONING REVIEW	R&M	-

GOODWIN KNIGHT
TRAVERSE PLACE SUBDIVISION
950 EAST MAIN STREET
WELLINGTON, UTAH



R&M
ENGINEERING
CONSULTANTS

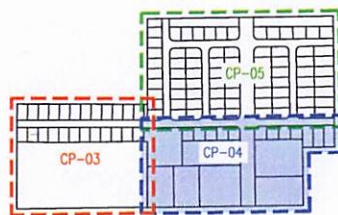
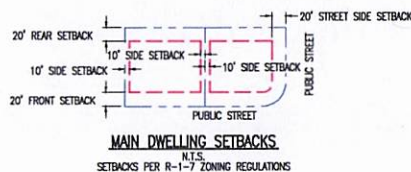
Salt Lake City, UT
Phone: 801-263-3419
www.jtrstructural.com

CONCEPT PLAT

LAYOUT

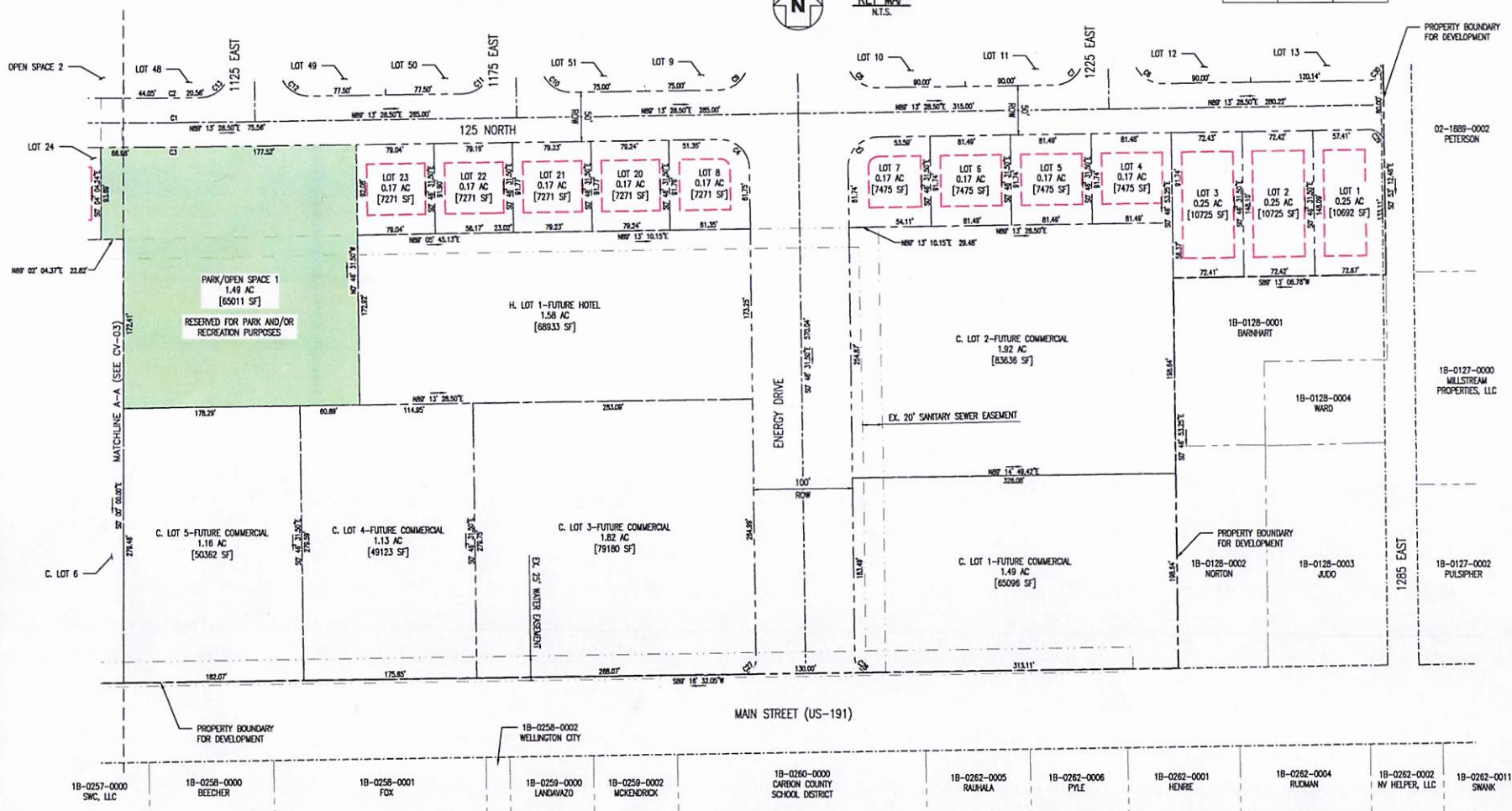
25025-CP-03 A

 DEVELOPMENT PROPERTY LINE
 LOT BOUNDARY
 EX. PROPERTY LINE
 EX. ROAD R.O.W.
 EX. UTILITY EASEMENT
 OPEN SPACE



KEY MAP
N.T.S.

ROAD R.O.W. CURVES		
MARK	L (FT)	R (FT)
C1	13.49	1000.00
C2	13.15	975.00
C3	13.83	1025.00
C4-C13	47.12	30.00
C27	23.58	15.00
C28	23.55	15.00
C29	23.53	15.00
C30	23.59	15.00



FOR REVIEW ONLY
DO NOT USE FOR CONSTRUCTION



PLAN VIEW
1" = 50'



R&M
ENGINEERING
CONSULTANTS

Salt Lake City, UT
Phone: 801-263-3419
www.mstructural.com

GOODWIN KNIGHT
TRAVERSE PLACE SUBDIVISION
950 EAST MAIN STREET
WELLINGTON, UTAH

[illegible]

CONCEPT PLAT
PARCEL
LAYOUT

DRAWING NUMBER	REV
25025-CP-04	A

PRELIMINARY

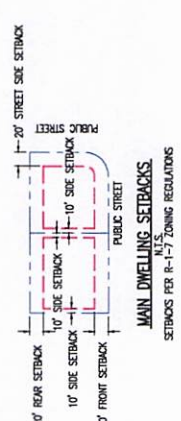
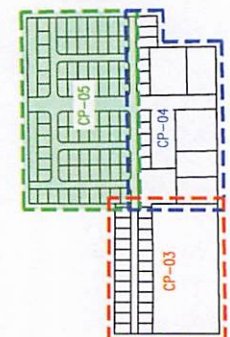
FOR REVIEW ONLY
DO NOT USE FOR CONSTRUCTION

R&M
ENGINEERING
CONSULTANTS
SARAH CAY, UT
PHONE 801-253-5419
WWW.RANDM.COM

GOODWIN KNIGHT
TRAVERSE PLACE SUBDIVISION
950 EAST MAIN STREET
WELLINGTON, UTAH

REV	DATE	DESCRIPTION	BY	CHK
1	09/10/26	ISSUED FOR PLANNING & ZONING REVIEW	RAM	
2	09/10/26			
3	09/10/26			
4	09/10/26			
5	09/10/26			
6	09/10/26			
7	09/10/26			
8	09/10/26			
9	09/10/26			
10	09/10/26			
11	09/10/26			
12	09/10/26			
13	09/10/26			
14	09/10/26			
15	09/10/26			
16	09/10/26			
17	09/10/26			
18	09/10/26			
19	09/10/26			
20	09/10/26			
21	09/10/26			
22	09/10/26			
23	09/10/26			
24	09/10/26			
25	09/10/26			
26	09/10/26			
27	09/10/26			
28	09/10/26			
29	09/10/26			
30	09/10/26			
31	09/10/26			
32	09/10/26			
33	09/10/26			
34	09/10/26			
35	09/10/26			
36	09/10/26			
37	09/10/26			
38	09/10/26			
39	09/10/26			
40	09/10/26			
41	09/10/26			
42	09/10/26			
43	09/10/26			
44	09/10/26			
45	09/10/26			
46	09/10/26			
47	09/10/26			
48	09/10/26			
49	09/10/26			
50	09/10/26			
51	09/10/26			
52	09/10/26			
53	09/10/26			
54	09/10/26			
55	09/10/26			
56	09/10/26			
57	09/10/26			
58	09/10/26			
59	09/10/26			
60	09/10/26			
61	09/10/26			
62	09/10/26			
63	09/10/26			
64	09/10/26			
65	09/10/26			
66	09/10/26			
67	09/10/26			
68	09/10/26			
69	09/10/26			
70	09/10/26			
71	09/10/26			
72	09/10/26			
73	09/10/26			
74	09/10/26			
75	09/10/26			
76	09/10/26			
77	09/10/26			
78	09/10/26			
79	09/10/26			
80	09/10/26			
81	09/10/26			
82	09/10/26			
83	09/10/26			
84	09/10/26			
85	09/10/26			
86	09/10/26			
87	09/10/26			
88	09/10/26			
89	09/10/26			
90	09/10/26			
91	09/10/26			
92	09/10/26			
93	09/10/26			
94	09/10/26			
95	09/10/26			
96	09/10/26			
97	09/10/26			
98	09/10/26			
99	09/10/26			
100	09/10/26			
101	09/10/26			
102	09/10/26			
103	09/10/26			
104	09/10/26			
105	09/10/26			
106	09/10/26			
107	09/10/26			
108	09/10/26			
109	09/10/26			
110	09/10/26			
111	09/10/26			
112	09/10/26			
113	09/10/26			
114	09/10/26			
115	09/10/26			
116	09/10/26			
117	09/10/26			
118	09/10/26			
119	09/10/26			
120	09/10/26			
121	09/10/26			
122	09/10/26			
123	09/10/26			
124	09/10/26			
125	09/10/26			
126	09/10/26			
127	09/10/26			
128	09/10/26			
129	09/10/26			
130	09/10/26			
131	09/10/26			
132	09/10/26			
133	09/10/26			
134	09/10/26			
135	09/10/26			
136	09/10/26			
137	09/10/26			
138	09/10/26			
139	09/10/26			
140	09/10/26			
141	09/10/26			
142	09/10/26			
143	09/10/26			
144	09/10/26			
145	09/10/26			
146	09/10/26			
147	09/10/26			
148	09/10/26			
149	09/10/26			
150	09/10/26			
151	09/10/26			
152	09/10/26			
153	09/10/26			
154	09/10/26			
155	09/10/26			
156	09/10/26			
157	09/10/26			
158	09/10/26			
159	09/10/26			
160	09/10/26			
161	09/10/26			
162	09/10/26			
163	09/10/26			
164	09/10/26			
165	09/10/26			
166	09/10/26			
167	09/10/26			
168	09/10/26			
169	09/10/26			
170	09/10/26			
171	09/10/26			
172	09/10/26			
173	09/10/26			
174	09/10/26			
175	09/10/26			
176	09/10/26			
177	09/10/26			
178	09/10/26			
179	09/10/26			
180	09/10/26			
181	09/10/26			
182	09/10/26			
183	09/10/26			
184	09/10/26			
185	09/10/26			
186	09/10/26			
187	09/10/26			
188	09/10/26			
189	09/10/26			
190	09/10/26			
191	09/10/26			
192	09/10/26			
193	09/10/26			
194	09/10/26			
195	09/10/26			
196	09/10/26			
197	09/10/26			
198	09/10/26			
199	09/10/26			
200	09/10/26			

MARK	L (FT)	R (FT)
C1	13.49	1000.00
C2	13.15	975.00
C3	13.63	1025.00
C4-C13	47.12	30.00
C29	23.53	15.00
C30	23.59	15.00
C31	23.53	15.00
C32	23.59	15.00



- LEGEND:**
- PROPOSED PROPERTY LINE
 - LOT BOUNDARY
 - EX. PROPERTY LINE
 - EX. ROAD R.O.W.
 - EX. UTILITY EASEMENT
 - OPEN SPACE



PLAN VIEW
1" = 50'



1" = 50'

1" = 50'

1" = 50'

1" = 50'

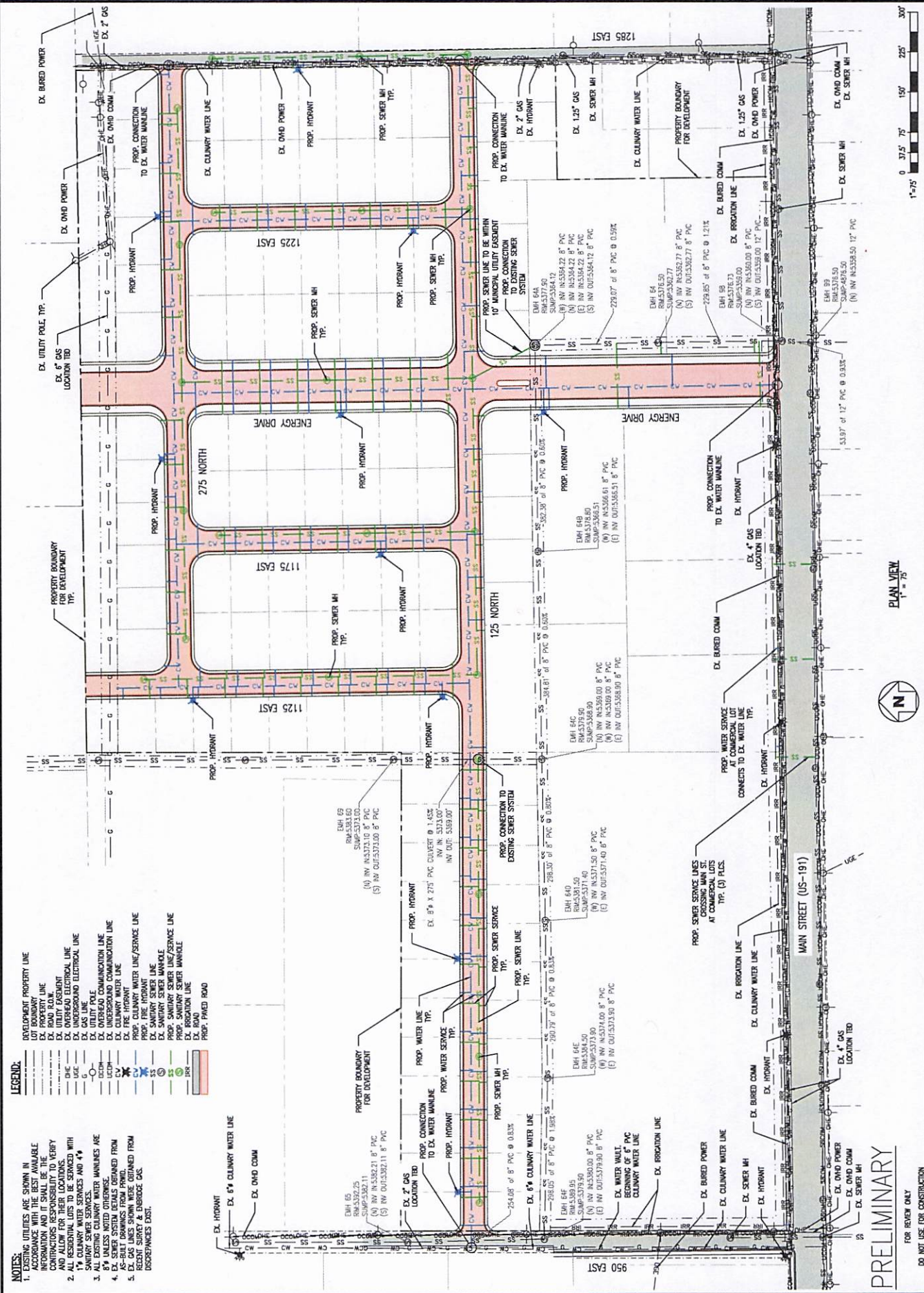
1" = 50'

1" = 50'

1" = 50'

1" = 50'

1" = 50'



PRELIMINARY

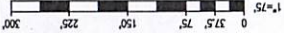
FOR REVIEW ONLY
DO NOT USE FOR CONSTRUCTION



PLAN VIEW
1" = 75'

1" = 75' 0' 37.5' 75' 150' 225' 300'

PLAN VIEW



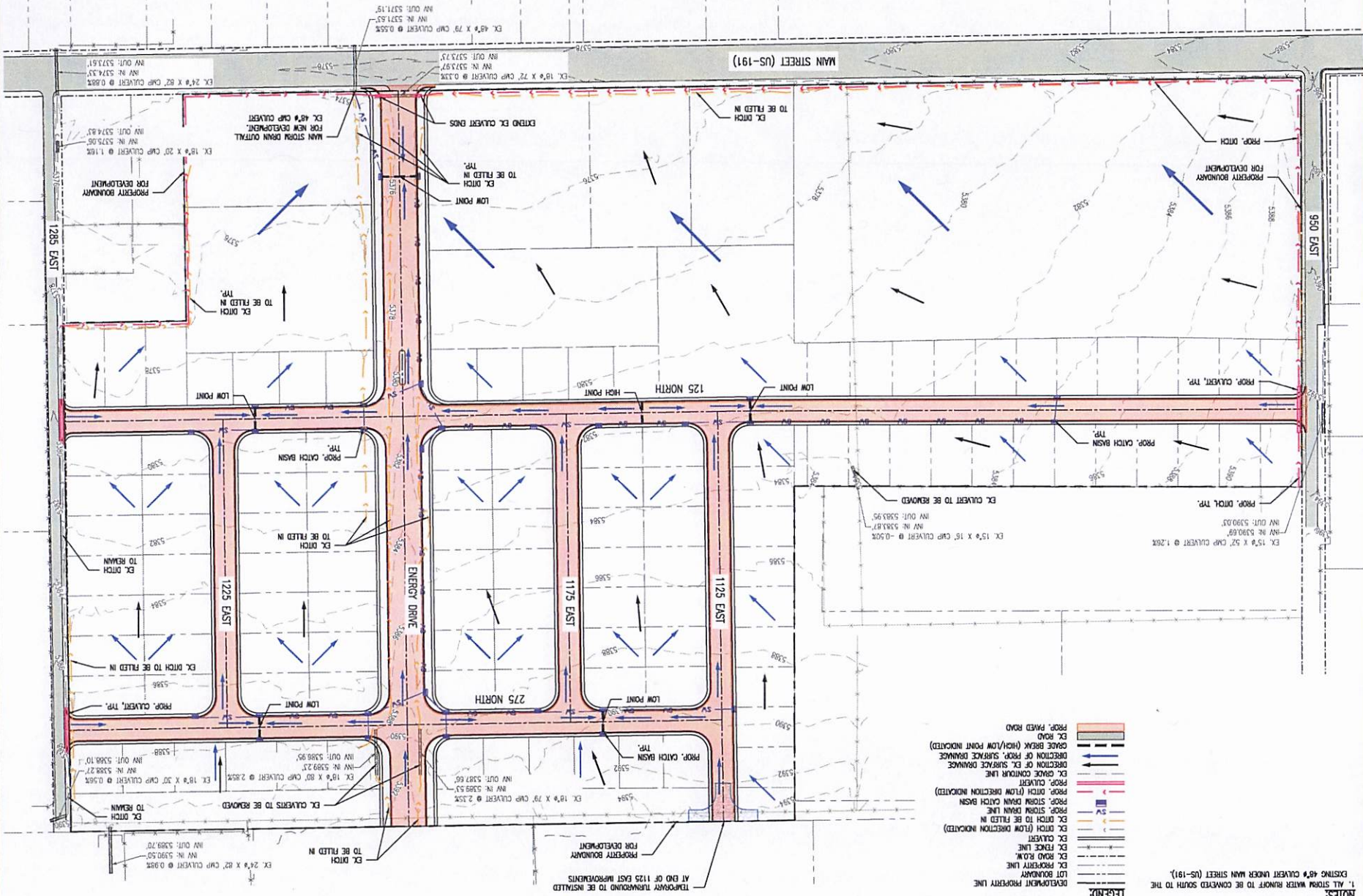
CONCEPT PLAN
GRADING PLAN

REVISED	DATE	DESCRIPTION	BY	CHK
A	09/10/25	ISSUED FOR PLANNING & ZONING REVIEW	RLM	*

GOODWIN KNIGHT
TRAVERSE PLACE SUBDIVISION
960 EAST MAIN STREET
WELLINGTON, UTAH



R&M
ENGINEERING
CONSULTANTS

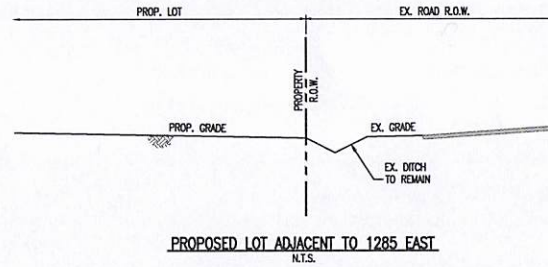
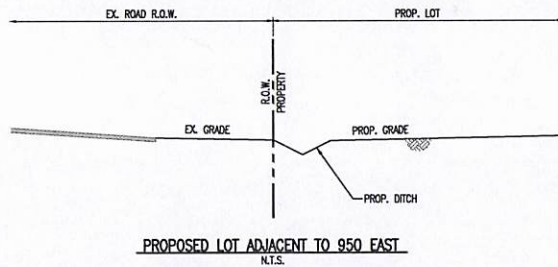
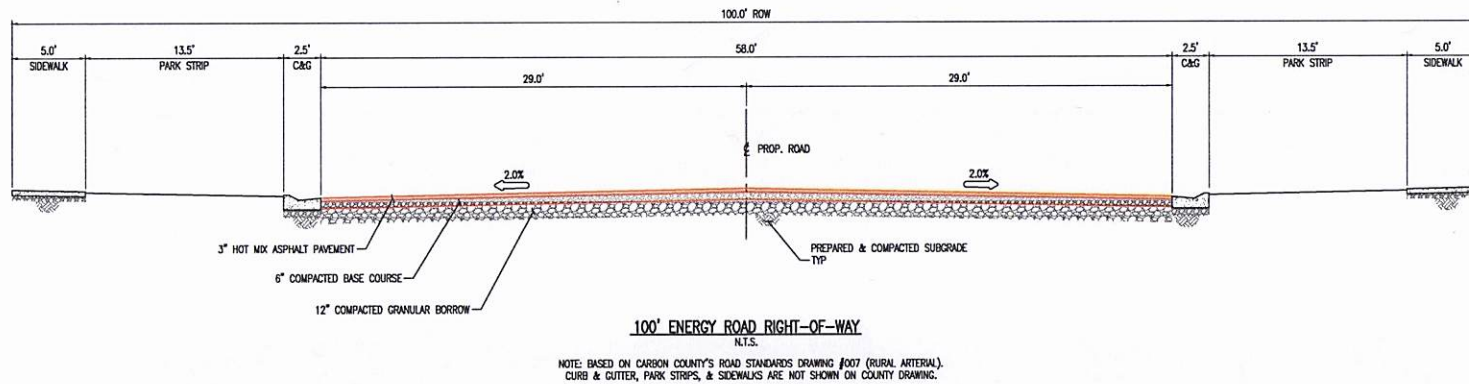
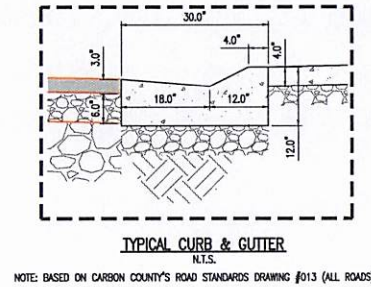
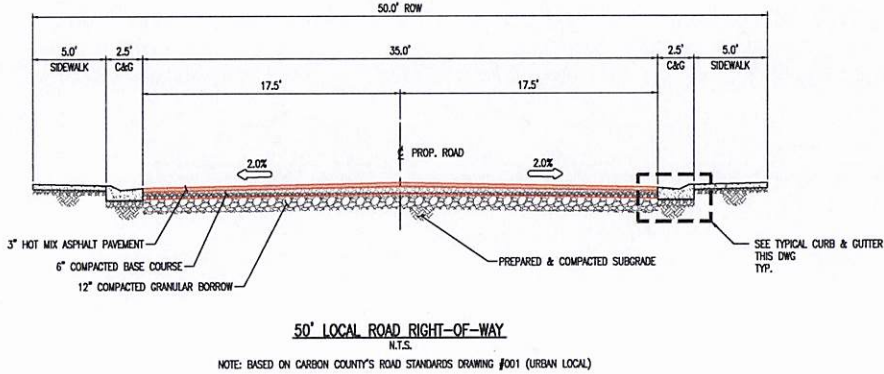


NOTES:
1. ALL STORM WATER RUNOFF TO BE CONVEYED SOUTH TO THE
EXISTING 48" GULCH UNDER MAIN STREET (US-191).

REV. NO.	DATE	DESCRIPTION	BY	CHK
A	09/10/26	ISSUED FOR PLANNING & ZONING REVIEW	R&M	

PROJECT #:	25025
DWG SIZE:	24x36
SCALE:	NTS
PRINT DATE:	09/10/26
DESIGNED BY:	R&M
DRAWN BY:	KJB
CHECKED BY:	-

GA TYPICAL ROAD SECTIONS	REV
25025-GA-02	A



PRELIMINARY
FOR REVIEW ONLY
DO NOT USE FOR CONSTRUCTION

WELLINGTON PLANNING & ZONING MEETING REQUEST FORM

DATE of Request: 9-17-26DATE OF MEETING: Oct 7, 2026PROPERTY OWNER NAME: Frank Feichtko owner Mike Myers buyer.NAME OF PRODUCT OR BUSINESS: Looking to ownLOCATION ADDRESS: 446 W. 500 S.PHONE: 5-630-0126EMAIL ADDRESS: mgmconstruction19@gmail.com

NEW BUILDING – RESIDENTIAL

Has resident called Blue Stakes with the County & City?	☐ Yes	☐ No	Are there utilities set up at this location?	☐ Yes	☒ No
Zoning Designation:	<u>MH</u>		Single or Doublewide:		
Parcel #:	<u>1B-0289-0000</u>		GIS Map Attached:	☒ Yes	☐ No

+ others / all are zoned MH

NEW BUILDING – COMMERCIAL

Has resident called Blue Stakes with the County & City?	☐ Yes	☐ No	Are there utilities set up at this location?	☐ Yes	☐ No
Parcel #:					

VACANT LOT

Is this a Vacant Lot?	☐ Yes	☐ No	Is this a New Business Application?	☐ Yes	☐ No
Parcel #:					

FENCE REQUEST

Address: _____ Parcel #: 1B-0289-0000 plus others

KENNEL REQUEST

Do you have your Business License: _____ Business Name: _____

Parcel #: _____ Zoned As _____ Number of Dogs: _____

Do you own or rent your home: _____ How many outside kennels do you have: _____

Are all of the Dogs vaccinated: _____ Can you provide the paperwork for the vaccines: _____

BRIEF DESCRIPTION OF THE TOPIC TO BE DISCUSSED

Desires to purchase. Need approval for Building homes

ADVISE PUBLIC WORKS SUPERVISOR OF DECISIONS REGARDING:

New Building Residential or Commercial

Also asks if he can repave the road in stages.

Staff Use Only

Received by: _____ Date: _____ Notes: _____

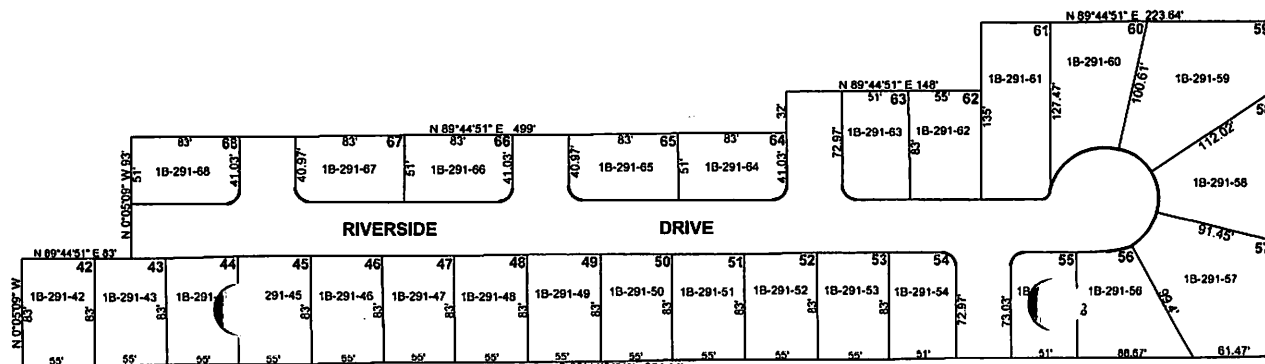
Mike Myers
630-0126

CARBON COUNTY PLATS

RIVERSIDE HOMES PLAT 'C'

PART OF NE4 SECTION 12, T15S

NOTE: ALL LOTS OWNED BY FRANK H. JR. & JUANITA A. FEICHKO, TR.
UNLESS MARKED OTHERWISE



10/6/26, 8:37 AM

Riverside Subdivision photo 1.png



10/6/26, 8:38 AM

Riverside Subdivision photo 2.png



<https://mail.google.com/mail/u/0/#inbox/FMfcgzQhWnqqKVXPqzLMfNrJJpwxKMS?projector=1&messagePartId=0.2>

1/1



Should this be re-zoned for Commercial.
Current classification is Resident/City

WELLINGTON PLANNING & ZONING MEETING REQUEST FORM

DATE of Request: 9-29-26DATE OF MEETING: Oct 7, 2026PROPERTY OWNER NAME: Enrique Gudino / Ma Elena Ruiz-DeLaTorreNAME OF PRODUCT OR BUSINESS: El SarapeLOCATION ADDRESS: 35 W MainPHONE: 385-556-2010EMAIL ADDRESS: Parcel # 1B-0213-0000**NEW BUILDING – RESIDENTIAL**Owned by Grimaldo Mauricio Zone RC

Has resident called Blue Stakes with the County & City?	☐ Yes	☐ No	Are there utilities set up at this location?	☐ Yes	☐ No
Zoning Designation:			Single or Doublewide:		
Parcel #:			GIS Map Attached:	☐ Yes	☐ No

NEW BUILDING – COMMERCIAL

Has resident called Blue Stakes with the County & City?	☐ Yes	☐ No	Are there utilities set up at this location?	☐ Yes	☐ No
Parcel #:					

VACANT LOT

Is this a Vacant Lot?	☐ Yes	☐ No	Is this a New Business Application?	☐ Yes	☐ No
Parcel #:					

FENCE REQUEST

Address: _____ Parcel #: _____

KENNEL REQUEST

Do you have your Business License: _____ Business Name: _____

Parcel #: _____ Zoned As _____ Number of Dogs: _____

Do you own or rent your home: _____ How many outside kennels do you have: _____

Are all of the Dogs vaccinated: _____ Can you provide the paperwork for the vaccines: _____

BRIEF DESCRIPTION OF THE TOPIC TO BE DISCUSSEDPaid license fee of 15.00, Wants to open Restaurant.**ADVISE PUBLIC WORKS SUPERVISOR OF DECISIONS REGARDING:**

New Building Residential or Commercial

Staff Use Only

Received by: _____ Date: _____ Notes: _____



Zafiro
1B-0213:0000
GRIMALDO MAURICIO

Wellington City
50 W Main
Wellington, UT 84542
435) 355-7850

Receipt No: 21593
Receipt Date: 09/29/2026
Timestamp: 09/29/2026 03:54 PM
Payor: Ma Elena Ruiz-Delatorre

01 BUSINESS LICENSE	15.00
	\$15.00
Cash	\$15.00
Tendered Amount:	\$15.00
Cash Back:	\$0.00
Total Applied:	\$15.00