



EAGLE MOUNTAIN PLANNING COMMISSION MEETING

December 10, 2019, 5:30 PM

Eagle Mountain City Council Chambers
1650 East Stagecoach Run Eagle Mountain UT 84005

5:30 P.M. - EAGLE MOUNTAIN CITY PLANNING COMMISSION WORK SESSION

1. DISCUSSION ITEMS

- 1.A. [Planning Commission Bylaws and Rules of Procedure](#)
Discussion on Bylaws and Procedures

6:00 P.M. - EAGLE MOUNTAIN CITY PLANNING COMMISSION POLICY SESSION

2. PLEDGE OF ALLEGIANCE

3. DECLARATION OF CONFLICTS OF INTEREST

4. APPROVAL OF MEETING MINUTES

5. ACTION AND ADVISORY ITEMS

- 5.A. [Overland Phase D - Preliminary Plat - Public Hearing](#)
This is a Preliminary Plat in Village One of the Overland development.
[Preliminary Plat.pdf](#)
[Overland - Trails Plan 2017.pdf](#)
[Overland MDP Map 2017.pdf](#)
[17-427 Overland Village One Lot Count Exhibit 112119.pdf](#)
[Future Land Use Plan - Overland](#)
[Overland Village 1 Plan](#)
- 5.B. [Holiday Oil -Sunset Drive - Preliminary Plat & Site Plan - Public Hearing](#)
This is an application for a Holiday Oil convenience store located on the Northwest corner
Sunset Drive and SR 73.
[Site Plan.pdf](#)
[Landscape Plan.pdf](#)

THE PUBLIC IS INVITED TO PARTICIPATE IN PUBLIC MEETINGS FOR ALL AGENDAS.

In accordance with the Americans with Disabilities Act, Eagle Mountain City will make reasonable accommodation for participation in all Public Meetings and Work Sessions. Please call the City Recorder's Office at least 3 working days prior to the meeting at 801-789-6610. This meeting may be held telephonically to allow a member of the public body to participate. This agenda is subject to change with a minimum 24-hour notice.

[Elevations.pdf](#)
[Holiday Oil Overlay - Sunset Drive.jpg](#)

- 5.C. [Approval of the 2020 Planning Commission Calendar](#)
Approval of the 2020 Planning Commission meeting calendar.
[2020 Planning Commission Meeting Schedule](#)

6. DISCUSSION ITEMS

- 6.A. [Ault Farms Concept Plan](#)
A concept plan for 750 acres (Ault Farms) located east of Pony Express Pkwy and south of the Eagle Point and Sweetwater neighborhoods (Parcels 59:045:0031 & 59:018:0044).
[Concept Plan - Ault Farms 12-5-19](#)
- 6.B. [Scenic Mountain Townhomes](#)
A application for a concept plan for a Townhome project in the Scenic Mountain development.
[Scenic Mountain Plan](#)
[Exhibit B - Land Use Map.pdf](#)
- 6.C. [Scarlet Ridge](#)
A concept plan for a large lot development south of Eagle Mountain Blvd and East of Pony Express Pkwy.
[snapshot \(4\).jpg](#)
[Approved Transportation Master Plan 1.pdf](#)

7. NEXT SCHEDULED MEETING

8. ADJOURNMENT

CERTIFICATE OF POSTING

The undersigned, duly appointed City Recorder, does hereby certify that the above agenda notice was posted on this **6th day of December, 2019**, on the Eagle Mountain City bulletin boards, the Eagle Mountain City website www.emcity.org, posted to the Utah State public notice website <http://www.utah.gov/pmn/index.html>, and was emailed to at least one newspaper of general circulation within the jurisdiction of the public body.

Fionnuala B. Kofoed, MMC, City Recorder