MINUTES OF A REGULAR MEETING
OF THE EPHRAIM CITY PLANNING COMMISSION
EPHRAIM CITY BUILDING, 5 SOUTH MAIN, EPHRAIM, UTAH
WEDNESDAY April 27, 2022
6:30 PM

Commission Members Present: Chair Lisa Murray and Jane Mathisen

Commission Members Present via Zoom: Stephen Cornelsen and Jan Jonson

Commission Members Absent: Darren Glather, Dennis Nordfelt and Craig Rasmussen

Staff Members Present: City Engineer Bryan Kimball, City Planner Devan Fowles, Community Development Clerk Megan Spurling

Others Present: Joe Gallagher

Acting Planning Commission Chair Lisa Murray called the meeting to order at 6:30 p.m.

APPROVAL OF MINUTES

The Commission reviewed the minutes of the March 9, 2022 Planning Commission meeting.

Planning Commission Member Jane Mathisen moved to approve the March 9, 2022 meeting minutes as presented. The motion was seconded by Planning Commission Member Stephen Cornelsen. All were in favor. The motion carried.

The Commission reviewed the minutes of the April 13, 2022 Planning Commission meeting.

Planning Commission Member Stephen Cornelsen moved to approve the April 13, 2022 meeting minutes as presented. The motion was seconded by Planning Commission Member Jan Jonson. All were in favor. The motion carried.

ACTION ITEMS

2 lot Subdivision – Geoff Dearing: Review and possible final approval for a two-lot subdivision located at approximately 150 E 700 N consisting of a total 10 acres in the C2 zone.

Devan addressed the Planning Commission and stated that this item was brought before them a few weeks prior for preliminary review.

Commissioner Jane Mathisen asked if staff had any concerns. Devan explained that since the last meeting there have been no new concerns. City staff will make sure city code is followed. Bryan explained that efforts have been taken with the subdivision across the street to make sure the road dedication on 700 North and 200 E is correct.

Planning Commission Member Jane Mathisen moved to approve 2 lot Subdivision – Geoff Dearing: Review and possible final approval for a two-lot subdivision located at approximately 150 E 700 N consisting of a total 10 acres in the C2 zone. Planning Commission Member Stephen Cornelsen seconded the motion. All were in favor. The motion carried.

PLANNER'S REPORT

Devan explained he is making sure things are tied up so there is a smooth transition when he leaves on Friday. There are a lot of things that will be coming before the Planning Commission in the near future.

Bryan gave an update on the well. Unfortunately, some poles were found in the existing casing. The well is 450 is feet deep but sealed off after 290 feet. The good news is even with the well sealed off there was still 1300 gallons of water per minute. Work is being done to clean it out. Staff is also trying to purchase a pump to hopefully get close to 1700-2000 gallons per minutes. The plan is to have a well house built by the end of summer.

ADJOURNMENT

Planning Commission Member Stephen Cornelsen moved to adjourn the meeting at 6:48 pm. Planning Commission Member Jan Jonson seconded the motion. All were in favor. The motion carried.

Minutes approved on: 5/25/22

Lisa Murray, Chair

Attest:

Megan Spurling

Megan Spurling, Community Development Clerk