



Mayor Bryan Cox
PC Chair Rachel Erickson
Commissioner Mark Lynne
Commissioner Ryan Brady
Commissioner Bann Matson
Commissioner Derek Grange

HYDE PARK CITY
PLANNING COMMISSION MEETING
December 14, 2022
Minutes

PC Meeting began at 6 PM and was conducted by Commission Chair Erickson.

CITY REPRESENTATIVES PRESENT

Planning Commissioners: Rachel Erickson, Mark Lynne, Ryan Brady (arrived ~6:50 pm), Derek Grange and Bann Matson; Mayor Bryan Cox, City Administrator Marcus Allton, City Recorder Donja Wright and Councilmembers Kevin Flint and Tiffany Atkinson

OTHERS PRESENT

Mike Hansen, Charles Wheeler, and Skyler Jenks

THOUGHT/PRAYER & PLEDGE – Commissioner Erickson

APPROVAL OF PAST PC MINUTES

Grange made a motion to accept the Minutes as presented from the Planning Commission Meeting held November 16, 2022. Lynne seconded the motion. Motion carried 4/0.

CITY COUNCIL REPORT – No City Council meeting held since last Planning Commission Meeting

LEGISLATIVE ITEM

CONSIDER GENERAL PLAN UPDATE

The Planning Commission makes a recommendation to City Council on this item.

Matson

- shared concern about losing agricultural zoning.
- In favor of annexations so long as they do not come at a cost to the city.

Marcus Allton – The trend is moving away from agriculture. The concerns about hobby farming may be resolved when revisiting the animal ordinance.

Erickson

- Clarify that naming the zones residential does not limit people's ability to have agriculture.
- Pictures from A-5 zone are all from outside of Hyde Park.
- Questioned if the goal of 128 moderate income dwelling units is too small.
- In the MRC zone, rework the mention of the development agreement.

- Questioned if the plan should include more info on sidewalks and making Hyde Park a walkable community.

Lynne

- Page 22-24 mentions on-street parking. To accommodate snow removal, it would need to be on-site parking.
- PUD map is missing the Gittins PUD and one other PUD is on the wrong side of the road.

Mike Hansen, Rural Community Consultants – Walked through all the changes that he had made from last Planning Commission meeting as well as those entered in the plan throughout the week. He added the current annexation boundary. He will correct the PUD map, add a picture of the velvet highway, add current population numbers, and add the current FEMA map.

The Planning commission was in favor of all the changes that were made as well as the recommended changes.

Derek Grange recommended that the General Plan with the amendments requested tonight move to City Council for consideration. Mark Lynne Seconded the motion. Motion carried 5/0.

REQUIRED ANNUAL TRAINING:

Each Planning Commissioner must complete 4 hours of annual land use training by December 31, 2022. One hour must be “Powers and Duties”. All training must be documented annually. Attending 12 meetings in a calendar year count for one of the four hours (completed for Rachel, Mark and Derek). Please submit your training hours to Melinda Lee.

Meeting adjourned at 7:07 PM

Donja Wright, City Recorder
Hyde Park Planning Commission