

MINUTES
ENOCH CITY PLANNING COMMISSION
December 27, 2022 at 5:30pm
City Council Chambers
City Offices, 900 E. Midvalley Road

MEMBERS PRESENT:

Commissioner Leonard Correa
Commissioner Andy Losee – excused
Commissioner Debra Ley
Commissioner Wade Adams
Chairman Bob Tingey

STAFF PRESENT:

Rob Dotson, City Manager-excused
Lindsay Hildebrand, City Recorder-excused
Hayden White, Pub. Works Dir.
Council Member Katherine Ross

PUBLIC PRESENT: Alex Stewart

1. **CALL TO ORDER OF REGULAR MEETING-By Chairman Tingey**
 - a. **Pledge of Allegiance – Led by Commissioner Correa**
 - b. **Invocation (2 min.) –Audience invited to participate. Given by Commissioner Ley**
 - c. **Inspirational thought- Given by Commissioner Correa**
 - d. **Approval of agenda for December 27, 2022 – Commissioner Ley made a motion to approve the agenda. Commissioner Adams seconded and all voted in favor.**
 - e. **Approval of minutes for December 13, 2022 – Commissioner Ley said there was a comment about suspending impact fees. The wording sounded like it was mandated and it isn't. Lindsay made the corrections. Commissioner Ley made a motion to approve the minutes with the noted change. Commissioner Correa seconded and all voted in favor.**
 - f. **Conflict of Interest Declaration-none stated - None**

2. **CONSIDER THE FINAL PLAT OF HARDCORE INDUSTRIAL SUBDIVISION AND MAKE A RECOMMENDATION TO THE CITY COUNCIL –**

Hayden showed the subdivision on the screen. Alex Stewart was on zoom. He is with Civil Science. Alex said there is a retention basin that will be placed on the northwest end of the site and is meant to retain all of the design storms events up to the 100 year storm. There will be an emergency overflow onto the UDOT Highway. He also said there is no existing sewer system at this location so each lot would have their own septic systems designed. It was noted that the South West Public Health Department would oversee the design and installation of those septic systems.

Commissioner Correa made a motion to send a favorable recommendation to the City Council for the final plat of Hardcore Industrial Subdivision. Commissioner Ley seconded and all voted in favor.

3. **CONSIDER VIRGIN VISTA MINOR LOT SUBDIVISION AND MAKE A RECOMMENDATION TO THE CITY COUNCIL -**

Hayden showed the location on the screen. John Kay said there is 4.65 acres. He talked about dividing the two lots and putting the road in the middle of the properties. He noted that it is zoned for one acre lots and they are in compliance with that. It'll be hooked on to Enoch water.

Ley said it looks like there is a cul-de-sac at the end of the road. Hayden said the road will be private. Commissioner Ley asked what was on the back side of the lots. John said there are fields back there.

Commissioner Adams made a motion to send a favorable recommendation to the City Council for the Virgin Vista Minor Lot Subdivision. Commissioner Correa seconded and all voted in favor.

4. FINISH THE GENERAL PLAN –

Chairman Tingey said they never discussed the results of the Vision Statement survey. They will talk about that next time. The Planning Commission discussed all of the changes that need to be made to the General Plan in detail. Carrie took notes so Lindsay can work on those changes. She will email the revised General Plan to the Planning Commission once completed.

5. PUBLIC COMMENTS- None

6. COMMISSION/STAFF REPORTS –

Council Member Ross reported that the items that they sent forward to the City Council passed. It was a rushed meeting in order to get to the Christmas party.

Hayden White noted that he only had three guys working and they are anticipating snowy weather.

Chairman Tingey said there will be more meetings put forward to getting the General Plan right and where they want it to be.

7. ADJOURN – Commissioner Ley motioned to adjourn. Commissioner Correa seconded and all voted in favor.

Lindsay Hildebrand, City Recorder

Date