

MINUTES
ENOCH CITY PLANNING COMMISSION
May 23, 2023 at 5:30pm
City Council Chambers
City Offices, 900 E. Midvalley Road

MEMBERS PRESENT:

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

STAFF PRESENT:

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

PUBLIC PRESENT: Dallas Buckner

1. **CALL TO ORDER OF REGULAR MEETING-By**
 - a. **Pledge of Allegiance – Led by Commissioner Ley**
 - b. **Invocation (2 min.) –Audience invited to participate. – Given by Commissioner Correa**
 - c. **Inspirational thought – Given by Commissioner Correa**
 - d. **Approval of agenda for May 23, 2023 – Commissioner Ley made a motion to approve the agenda. Commissioner Correa seconded and all voted in favor.**
 - e. **Approval of minutes for April 25, 2023 – Commissioner Correa made a motion to approve the minutes. Commissioner Ley seconded and all voted in favor.**
 - f. **Conflict of Interest Declaration – None stated**

2. **CONSIDER A ZONE CHANGE REQUEST FOR PROPERTY OWNED BY PENNY LIVING TRUST, PARCELS #A-0856-0000, #A-0846-0003, AND #A-0846-0000 FROM COMMUNITY COMMERCIAL (C-C) TO SINGLE-FAMILY RESIDENTIAL (R-1-11) AND SET A PUBLIC HEARING FOR JUNE 13, 2023**

Dallas Buckner with GoCivil Engineering said the property owners have requested a zone change. They came through Planning Commission about a year ago regarding the same property. They have had meetings with City Manager Dotson and the Penny family to lay out a proposal for a PUD. They had originally made the frontage on Minersville Hwy commercially zoned. In the PUD, over 150 acres, they will have a mix of commercial and residential. Their thoughts were to change it to R-1-11 and bring forward a PUD to keep the required 150 acres. Then they would come back through with another zone change afterward and change a portion of it back to commercial within the PUD. The intent is to have the PUD and zone change at the next Planning Commission meeting. City Manager Dotson said it was a timing issue. This starts the noticing process. They will be on the next agenda in June with a proposed PUD request. The Planning Commission will send a recommendation to the City Council with the zone change and the PUD.

Commissioner Ley made a motion to set a public hearing for a zone change request for property owned by Penny Living Trust, Parcels #A-0856-0000, #A-0846-0003, and #A-0846-0000 from Community Commercial (C-C) to Single-Family Residential (R-1-11) Commissioner Correa seconded and all voted in favor.

3. **PUBLIC COMMENTS** – There were no comments.
There were no public comments.

4. **COMMISSION/STAFF REPORTS**

Hayden White reported that they finished their 5200 storm drain project and applied for a conditional use permit for the well across the street. The Iron Mountain Park is coming in great. They hired a new employee and he will start in two weeks. Commissioner Ley asked about spraying weeds. Hayden said we are waiting for it to stop raining.

Council Member Ross reported that the City Council has been working on the budget. They will have a public hearing at the next meeting.

City Manager Dotson reported that he has been researching different ways to send out billing to residents. Right now stamps are 60 cents. He and others are looking at plans for an addition to the Police Department. If we can keep it under a certain amount then we can be our own contractor. It will be added on the south side of the building. The CJC Fun Run was a success. It was amazing to have 200+ people participate. Andy Losee headed it and it went well. The new CJC building will be built here in Enoch City.

Commissioner Ley asked if the electrical company notifies us of what they are doing. City Manager Dotson said not unless they building something.

Commissioner Losee reported the CJC Fun Run went well. He asked about the 4th of July 5K run. City Manager Dotson said there was a fee, which covers the shirt and the person facilitating the timer. He also reported that he took some pictures of Iron Mountain Park before the sod was installed. He will go back and take pictures now that it is completed.

5. **ADJOURN** – Commissioner Ley made a motion to adjourn. Commissioner Losee seconded and all voted in favor.



Lindsay Hildebrand, City Recorder

6/16/2023

Date