

**REGULAR MEETING
OF THE VINEYARD PLANNING COMMISSION,
Wednesday, April 20, 2022, at 6:00 p.m.**

PUBLIC NOTICE is hereby given that the Vineyard City Planning Commission will hold a regularly scheduled meeting at City Hall, 125 South Main Street, Vineyard, Utah. You can also view the meeting on our [live stream channel](#).

REGULAR SESSION

CALL TO ORDER

1. INVOCATION/INSPIRATIONAL THOUGHTS/PLEDGE OF ALLEGIANCE

2. OPEN SESSION - Time dedicated for public comment. Comments will be limited to three (3) minutes. No actions may be taken by the Planning Commission due to the need for proper public noticing.

3. MINUTES REVIEW AND APPROVAL:

4. BUSINESS ITEMS

4.1 Discussion and Action- Lakefront Trail Pocket Park

Public Works Director Chris Wilson will present a pocket park site plan located along the Vineyard Lakefront trail. The park will include xeriscape ground cover, benches, and landscaping. The Planning Commission will take appropriate action.

4.2 Discussion and Action- Pump Station

Public Works Director, Chris Wilson, will present details regarding the start of construction for the water tank, booster station, and public works yard improvements. Chris will present documents showing the layout and elevations of the proposed tank, booster station, and fencing.

5. WORK SESSION

5.1 General Plan Review- Heritage and Cultural Resources

The Community Development Department will be updating the General Plan in 2022. Briam Perez, Planner II, will introduce this initiative and provide further details. He will also be focusing on recent updates being proposed to the Goals and Strategies within the Heritage and Cultural Resources Element (Chapter) of the General Plan.

6. COMMISSION MEMBERS' REPORTS AND EX PARTE DISCUSSION DISCLOSURE

7. ADJOURNMENT

The Public is invited to participate in all Planning Commission meetings. In compliance with the Americans with Disabilities Act, individuals needing special accommodations during this public meeting should notify Cache Hancey, Planning Technician, at least 24 hours prior to the meeting by calling (801) 226-1929 or email at cacheh@vineyardutah.org.

The foregoing notice and agenda were posted on the Utah Public Notice Website and Vineyard Website, posted at the Vineyard City Offices and City Hall, delivered electronically to city staff and each member of the planning commission.

AGENDA NOTICING COMPLETED ON: April 18, 2022

NOTICED BY: /s/ Cache Hancey

Cache Hancey, Planning Technician



VINEYARD CITY COUNCIL STAFF REPORT

Meeting Date: 4-20-2022

Agenda Item: Lakefront Trail Pocket Park

Department: Public Works

Presenter: Chris Wilson

Background/Discussion:

The City is continuously looking into ways to beautify our lake front and create usable open space. Staff has identified a small pocket park/open space that could easily be improved within our current budget. With the completion and extension of the lakeside trail along James Bay, a small remnant piece of land was isolated between the Shores and James Bay subdivisions on the east side of the trail. We prepared a simple waterwise landscape plan as shown in the attached exhibit that will provide some privacy to adjacent private properties, cut down on weed growth, and provide a sitting/resting place along the trail. The concept includes five trees that will remain green year-round, with shrubs, and mulch ground cover. The vegetation will require an establishment period that will require maintenance staff to refill water bladders on a routine schedule. The City Council reviewed and approved this concept plan on April 13, 2022, with the condition that Public Works reconsider the ground cover (seek alternative options).

Fiscal Impact:

No additional funding will be required. Approximately \$2,000 will be used to complete this project from the Parks Arborist budget.

Recommendation:

Motion to Approve

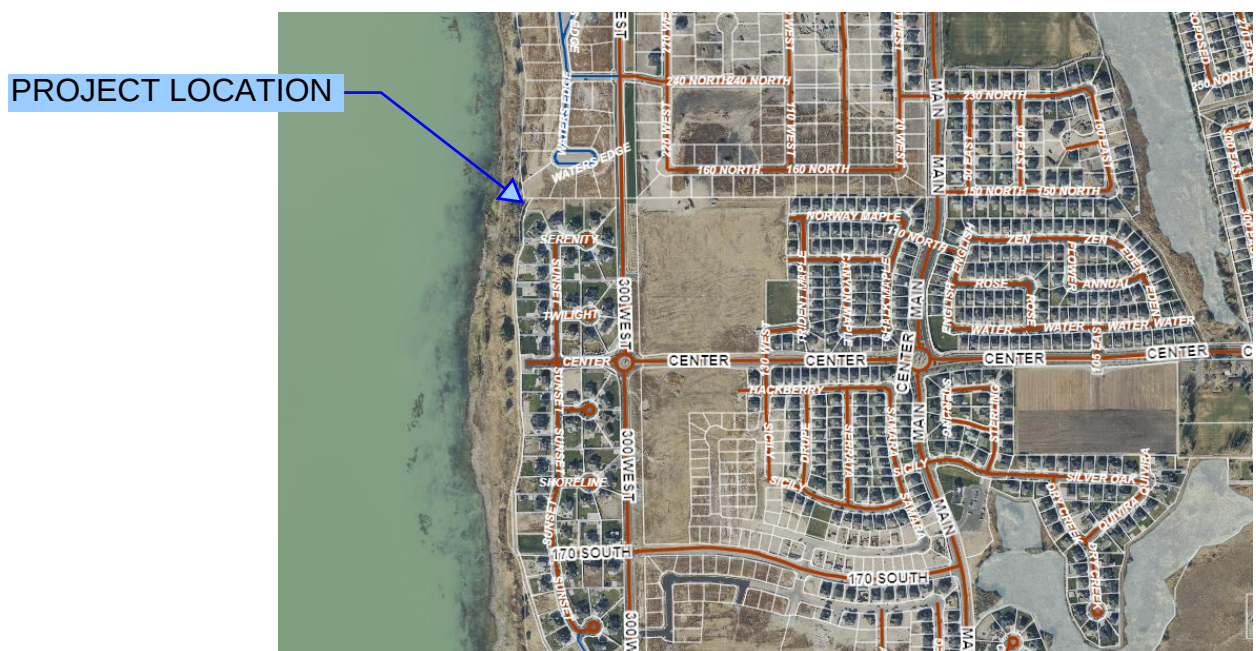
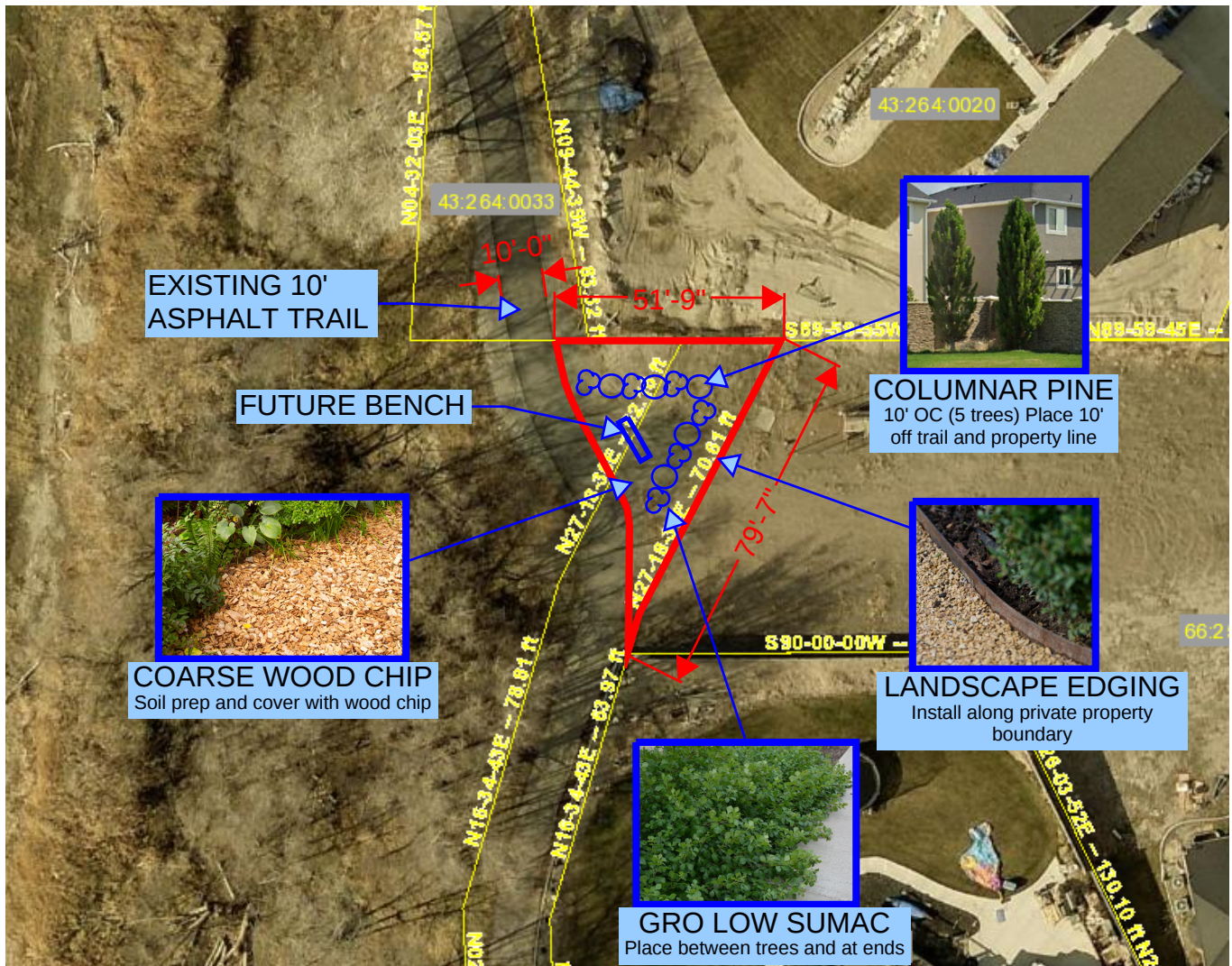
Sample Motion:

Motion to approve staff to proceed with the Lakeside Pocket Park Project as proposed.

Attachments:

Landscape Concept

Lakeside Pocket Park Concept Plan



Vineyard Water Tank, Booster Station, and PW Yard Fencing

Vineyard City staff is working to start construction of the water tank, booster station, and public works yard improvements. The following documents show the layout and elevations of the proposed tank, booster station, and fencing.

The Tank is a concrete structure that will be mostly above ground. Approximately 20' of vertical exposure. The exterior finish is concrete with a form liner that will create a reclaimed barn wood accent.

The booster station is a CMU block building with a dark (black color) split face skirt and Natural (grey color) smooth upper exterior wall. Metal roof and gable is proposed to be black similar to our existing PI pump house at Penny Springs Park.

The public works property is a triangle with the long point to the north. The east and west fences are proposed to be black vinyl coated chain link. The south, street frontage fence is proposed to be rod iron with block columns. Columns are proposed to be charcoal color split faced CMU block with cap.

FILE NAME: PROJECTS\319 - VINEYARD\05.200 PUMP STATION DESIGN\CAD\C-1 OVERALL SITE PLAN.DWG
FILE DATE: 2/4/2022 08:04:31 (CAH)
7/04

LEGAL DESCRIPTIONS

PROPERTY DESCRIPTION 17-023-0017

COMMENCING AT A POINT LOCATED NORTH 00°45'11" WEST ALONG THE SECTION LINE 21.51 FEET AND WEST 1748.53 FEET FROM THE EAST QUARTER CORNER SECTION 6, TOWNSHIP 6 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN; THENCE SOUTH 89°39'26" WEST 636.53 FEET; THENCE NORTH 00°20'34" WEST 221.01 FEET; THENCE NORTH 00°06'33" EAST 1008.07 FEET; THENCE ALONG THE ARC OF A 5644.65 FOOT RADIUS CURVE TO THE RIGHT 214.66 (CHORD BEARS SOUTH 28°20'58" EAST 214.65 FEET); THENCE SOUTH 27°15'36" EAST 1165.84 FEET TO THE POINT OF BEGINNING.

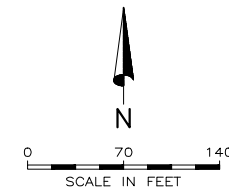
CONTAINING 394,417.85 SQ FT OR 9.05 ACRES

RMP EASEMENT DESCRIPTION

BEGINNING AT A POINT ON THE WESTERLY BOUNDARY OF THE UTAH TRANSIT AUTHORITY PARCEL WHICH IS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED AS ENTRY 71844:2000 ON THE RECORDS OF THE UTAH COUNTY RECORDER, WHICH POINT IS SOUTH 89°18'15" WEST 1,767.58 FEET ALONG THE SECTION LINE AND SOUTH 00°41'45" EAST 2,564.50 FEET FROM THE NORTHEAST CORNER OF SAID SECTION 6; THENCE SOUTH 62°44'11" WEST 12.00 FEET; THENCE NORTH 27°15'49" WEST 32.70 FEET; THENCE SOUTH 25°52'51" WEST 97.17 FEET; THENCE NORTH 89°58'00" WEST 13.33 FEET; THENCE NORTH 25°52'51" EAST 111.98 FEET; THENCE NORTH 27°15'49" WEST 628.67 FEET; THENCE SOUTH 51°42'22" WEST 41.74 FEET; THENCE NORTH 38°17'38" WEST 12.00 FEET; THENCE NORTH 51°42'22" EAST 44.08 FEET; THENCE NORTH 27°15'49" WEST 46.43 FEET; THENCE NORTH 62°44'11" EAST 12.00 FEET TO THE WESTERLY BOUNDARY OF SAID UTAH TRANSIT AUTHORITY PARCEL; THENCE ALONG SAID BOUNDARY SOUTH 27°15'49" EAST 735.03 FEET TO THE POINT OF BEGINNING.

CONTAINING 10,590 SQ FT OR 0.243 ACRES

BASIS OF BEARINGS: THE LINE BETWEEN THE NORTHEAST CORNER OF SECTION 6, TOWNSHIP 6 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN (UTAH COUNTY GIS MONUMENT NO. 1520) AND THE EAST QUARTER CORNER OF SAID SECTION (UTAH COUNTY GIS MONUMENT NO. 1525) BEARS SOUTH 89°18'15" WEST.

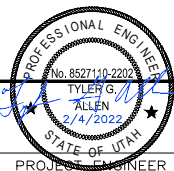


GENERAL NOTES:

1. SEE SHEET C-2 FOR ENLARGED SITE PLAN DETAILS.
2. SEE SHEET C-3 FOR GRADING DETAILS.
3. SEE SHEET C-4 FOR STRUCTURE AND GRADING COORDINATES.
4. PRESERVE AND PROTECT EXISTING POWER POLES.

KEY NOTES:

- (A) PROTECT EXISTING CHAIN LINK FENCE. RESTORE ANY DAMAGED FENCING WITH NEW MATERIALS. COORDINATE WITH UTA.
- (B) TIE NEW FENCE TO EXISTING FENCING. MAY REQUIRE ADDITIONAL POST ON EXISTING FENCE AND/OR TIE WIRES TO MAKE INSIDE CITY PROPERTY SECURE.
- (C) INSTALL FENCE GROUNDING WITH GROUNDING ROD. SEE DETAIL B ON SHEET C-20.



HANSEN
ALLEN &
LUCE
ENGINEERS

DESIGNED TGA
DRAFTED ZCS
CHECKED MEA
DATE FEBRUARY 2022

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REVISIONS

BY

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VINEYARD CITY

6MG TANK AND BOOSTER PUMP STATION
CIVIL
OVERALL SITE PLAN

SHEET
C-1

319.05.200



PROPOSED EXTERIOR TANK FINISH

[illegible]

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VINEYARD CITY

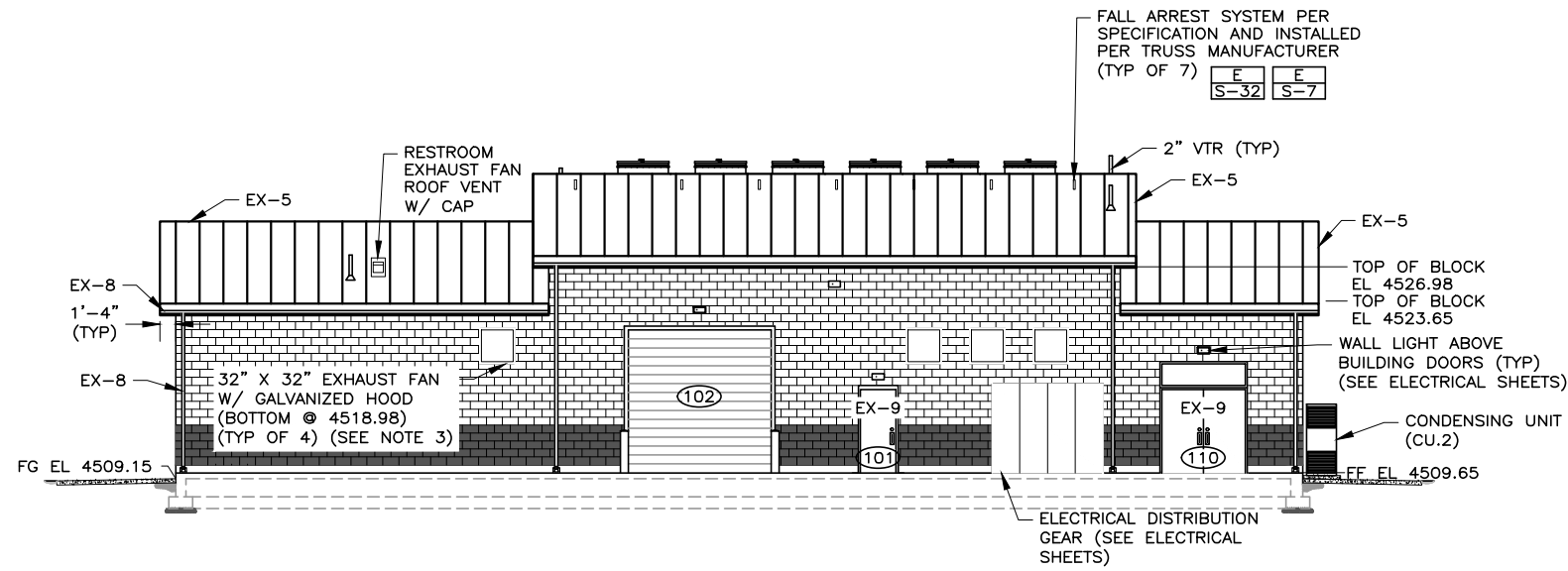
6MG TANK AND BOOSTER PUMP STATION ARCHITECTURAL EXTERIOR TANK FINISH	
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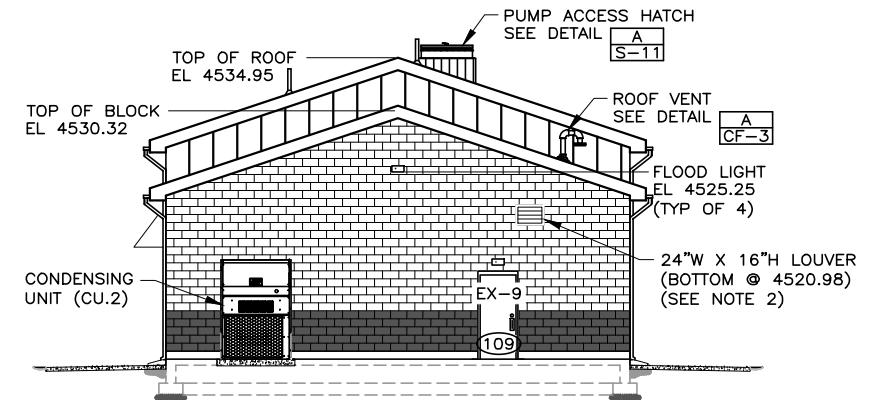
FILE NAME: PROJECTS\319 - VINEYARD\05.200 PUMP STATION DESIGN\CAD\A-1 ELEVATIONS.DWG
FILE DATE: 2.2.2022 16:33:54 (CAH)

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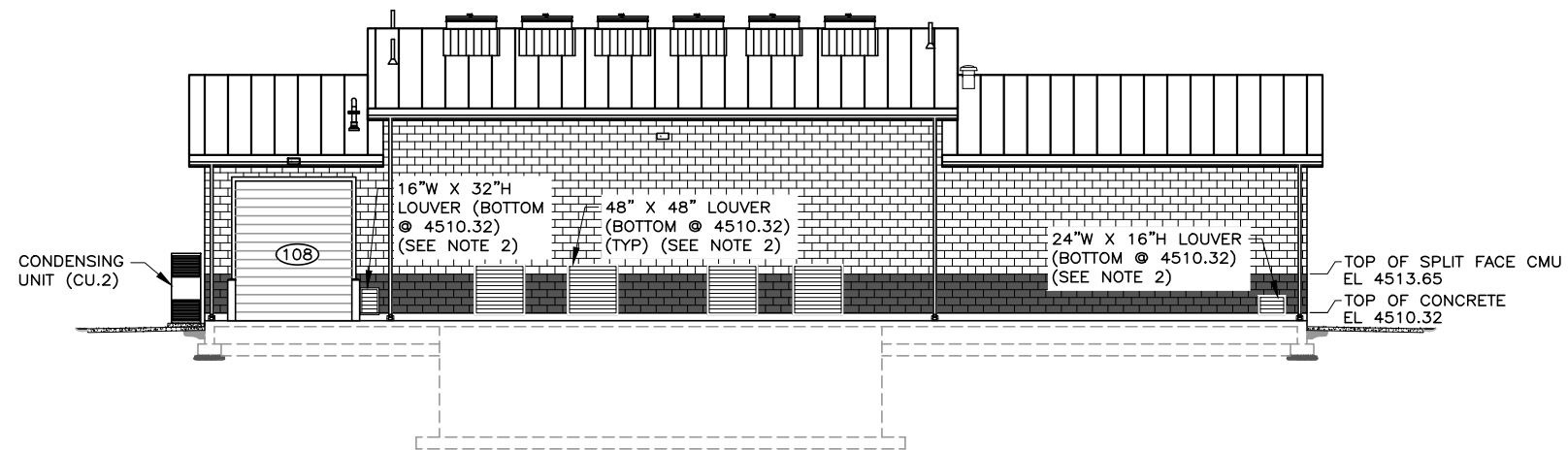
WEST ELEVATION

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C-5



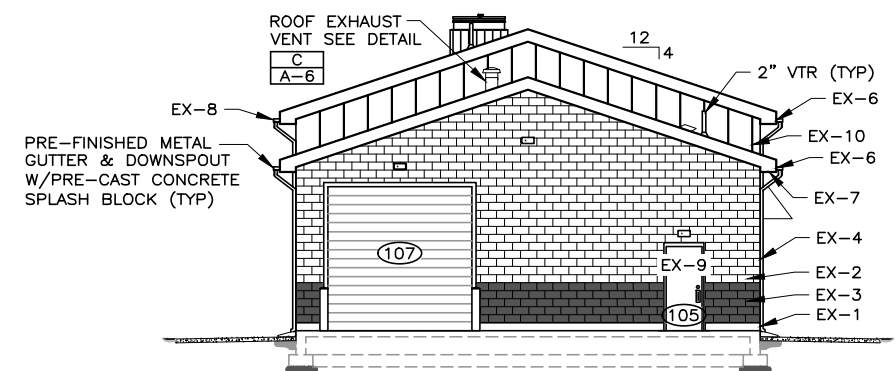
SOUTH ELEVATION

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C-5



EAST ELEVATION

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C-5



NORTH ELEVATION

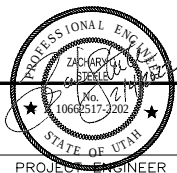
4
C-5

GENERAL SHEET NOTES:

1. SEE SHEET A-2 FOR EXTERIOR FINISH SCHEDULE.
2. ALL LOUVERS SHALL HAVE INTERIOR INSECT MESH SCREENS.
3. EXHAUST FAN HOOD SHALL HAVE AN EXTERIOR INSECT MESH SCREEN.
4. INSTALL PIPE ROOF PENETRATIONS PER DETAIL B/A-6.

0 8 16
SCALE IN FEET

HANSEN
ALLEN
& LUCE
ENGINEERS



DESIGNED ZCS
DRAFTED BKC CAH
CHECKED MMC
DATE FEBRUARY 2022

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VINEYARD CITY

6MG TANK AND BOOSTER PUMP STATION
ARCHITECTURAL
ELEVATIONS

SHEET
A-1

319.05.200



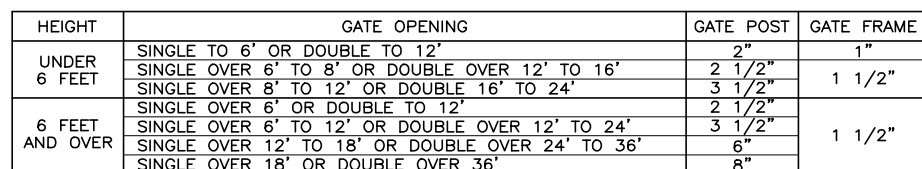
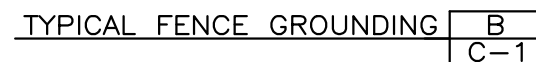






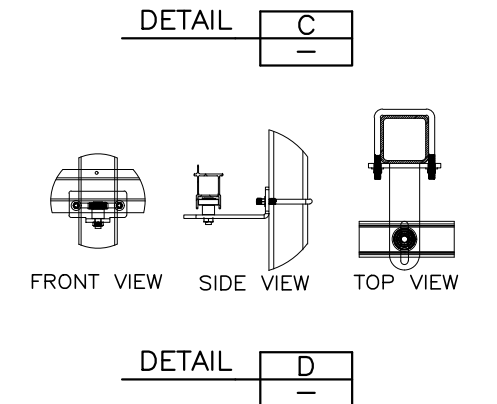
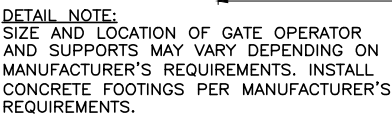
EXISTING PI PUMP HOUSE AT PENNY SPRINGS



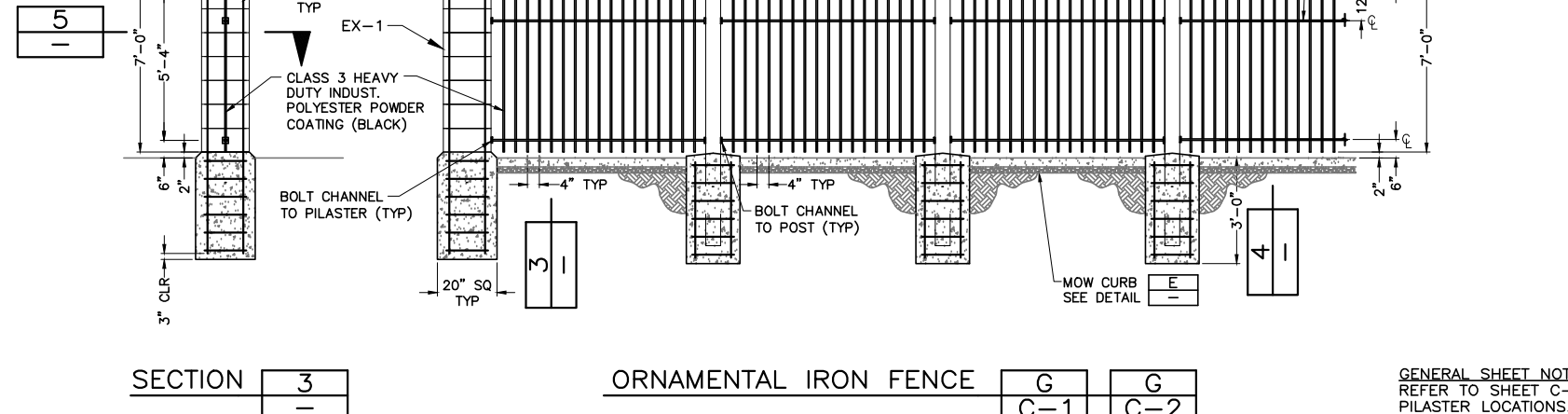
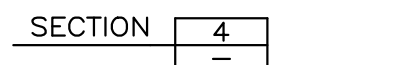
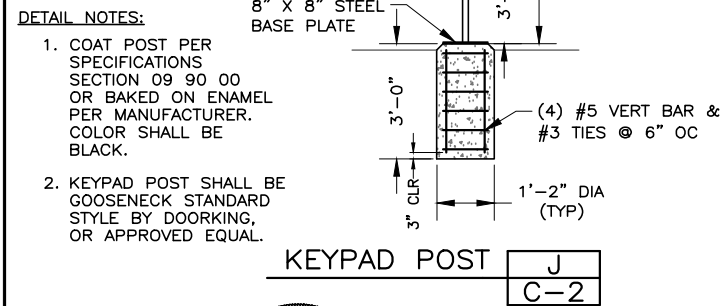


HEIGHT OF FABRIC	DEPTH OF POSTS	LENGTH OF END, CORNER OR PULL POST	LENGTH OF LINE POST HOLES	SIZE OF POSTS							
				END, CORNER, & PULL POSTS				LINE POST		MIN. SIZE	
				NOM. SIZE	OUTSIDE DIA.	PIPE ASTM A-120	WEIGHT TRIPLE COATED	NOM. SIZE	OUTSIDE DIA.	PIPE ASTM A-120	WEIGHT TRIPLE COATED
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6'	3'	9'	8'-8"	2 1/2"	2.875"	5.79	4.64	2"	2.375"	3.65	3.1"
5'	3'	8'	7'-8"	2"	2.375"	3.65	3.11	1 1/2"	1.900"	2.72	2.23"
4'	3'	6'	5'-8"	2"	2.375"	3.65	3.11	1 1/2"	1.900"	2.72	2.23"
3'	3'	5'	4'-8"	2"	2.375"	3.65	3.11	1 1/2"	1.900"	2.72	2.23"

TYPICAL CHAIN LINK	A	A
FENCE DETAILS	C-1	C-2



EX-1 - SMOOTH FACE CMU (FIELD) 8" X 8" X 16" COLOR TO BE SELECTED BY OWNER
EX-2 - SPLIT FACE CMU (ACCENT BAND) 8" X 8" X 16" COLOR TO BE SELECTED BY OWNER



GENERAL SHEET NOTE:
REFER TO SHEET C-2 FOR
PILASTER LOCATIONS.

BLACK VINYL COATED CHAIN LINK FENCE EXAMPLE



BLOCK COLUMN
EXAMPLE



BLOCK COLUMN WITH ROD IRON FENCE EXAMPLE





Community Development

Date: April 20, 2021
From: Briam Amaya Perez, Planner II
To: Planning Commission
Item: Vineyard City General Plan 2022 Update: Heritage and Cultural Resources Element

ANALYSIS

The Community Development Department will be updating the General Plan in 2022. This year, at least two elements will be getting updated in detail: Open Space, Parks, Trails, and Lakefront, and Moderate-Income Housing. The remaining elements will receive updates to the Goals and Strategies sections only and minor content details within the chapters.

During this meeting, Briam Perez, Planner II, will introduce this initiative and provide further details. He will also be focusing on recent updates to the Goals and Strategies within the Heritage and Cultural Resources Element of the General Plan.

Edits include spelling and grammar errors, wordiness, formatting issues, and redundancies. New action items have also been included, and ambivalent, irresolute language has been replaced with clear, decisive language. In general, goals have been shortened, condensed, and cleaned up.

ATTACHMENTS

Existing Draft
Redlines
Final Draft

GOAL 1: Identify and locate significant historic vintage farm implements, tools, artifacts, buildings and other heritage-related items.

Strategy 1: Identify, locate and create an inventory of significant historically related implements, tools, buildings, properties and other such artifacts. Continue dialogue with owners of these items in order, to the degree possible, reassign ownership to the Vineyard Heritage Foundation or receive them on loan.

Strategy 2: Use Vineyard's Trails and Parks overall master plan to determine proper placement for such artifacts/implements, etc. for display and enjoyment of all residents and visitors.

Strategy 3: Create a Vineyard Heritage Museum, Cultural Center and/or viewing area specifically for the purpose of demonstrating the rich life of Vineyard's forefathers.

GOAL 2: Identify, locate, and preserve significant sites of historical importance throughout the City.

Strategy 1: Using existing maps and other resources, specifically identify historically important and culturally rich sites and areas that need to be noted, preserved, cataloged and identified with signage.

Strategy 2: Where possible, work with homeowners/land owners to nominate sites and structures that meet the criteria to be registered on the National Register of Historic Places.

Strategy 3: Designate the principal/major trail throughout Vineyard as the Vineyard Heritage Trail with appropriate signage placed throughout the system.

Strategy 4: Expand the existing "Gammon Park" with the adjacent undeveloped property, into a larger and vibrant multi-faceted "Vineyard Heritage Park".

GOAL 3: Enhance and promote the City's historical character to increase visitation and commerce throughout the City and to help all residents and visitors appreciate and connect with the past.

Strategy 1: Working with BYU Library and other institutions, establish a traveling historical exhibit relating to Geneva Steel that can be exhibited in Vineyard on loan and or on special occasions.

Strategy 2: Support the preparation and publication of brochures and other written and online resources that provide visitors with information on the City's history and significant history-related resources, such as online access to the book "Our Vineyard Heritage" on the City's website.

Strategy 3: Obtain as many oral and written personal histories and photos from original families as possible and have them published online on the City's website.

Strategy 4: Create self-guided history and heritage tours and materials to be used on bike trails and hiking trails throughout the entire trail system. Consider augmented reality system to show historic uses of sites.

GOAL 4:

Strategy 1: Work with private sector investment in preservation and renovation projects.

Strategy 2: Create theme-based park benches and other public area features that recognize and promote Vineyard's history.

Heritage and Cultural Resources

GOAL 1: ~~Identify and locate significant historic vintage farm implements, tools, artifacts, buildings and other heritage-related items. Introduce fun, creative, and educational ways to celebrate and display Vineyard's rich heritage and cultural resources.~~

Strategy 1: ~~Identify, locate and c~~reate an inventory of ~~significant~~ historically related implements, tools, ~~buildings, properties and other such and~~ artifacts. Continue dialogue with owners of these items ~~in order, to the degree possible, to~~ reassign ~~their~~ ownership to the Vineyard Heritage Foundation or ~~to~~ receive them on loan.

Strategy 2: Use Vineyard's ~~Trails and Parks overall comprehensive~~ master plans to determine proper placement for such artifacts/implements, ~~etc.~~ for ~~the~~ display and enjoyment of all residents and visitors.

Strategy 3: ~~Expand the existing Gammon Park into the adjacent, undeveloped property.~~ Create a Vineyard Heritage Museum, Cultural Center, and/or viewing area ~~specifically for the purpose of demonstrating to showcase the rich life of Vineyard's forefathers heritage.~~

Strategy 4: Obtain oral/written histories and photographs that can be published online and in other locations for public consumption.

Strategy 5: Secure funds for at least one significant historical project per year, such as the Vineyard Heritage Trail. This trail could incorporate appropriate signage and a ~~self-guided tour with physical and/or virtual materials. Consider augmented reality features throughout the greater trail network.~~

Strategy 6: Incorporate historically themed programming and design features throughout public property that enhances a sense of place and community.

GOAL 2: Enhance and promote the City's historical and cultural resources to increase commerce and tourism. ~~Identify, locate, and preserve significant sites of historical importance throughout the City.~~

Strategy 1: ~~Identify, catalogue, and preserve historical buildings, sites, and properties throughout the City. Have these recorded on the Register of Historic Places and other relevant databases. Partner with property owners to allow the public to visit/tour these sites. Using existing maps and other resources, specifically identify historically important and culturally rich sites and areas that need to be noted, preserved, cataloged and identified with signage.~~

Strategy 2: ~~Where possible, work with homeowners/land owners to nominate sites and structures that meet the criteria to be registered on the National Register of Historic Places. Work with local, education institutions, such as BYU and UVU, to showcase local, historical exhibits (i.e., photographs, artwork, artifacts, etc.). These could be displayed at City Hall, City-sponsored events, and other community events.~~

Strategy 3: ~~Designate the principal/major trail throughout Vineyard as the Vineyard Heritage Trail with appropriate signage placed throughout the system. Prepare and publish written and online material that provide visitors with information on the City's history.~~

Commented [BP1]: More encompassing, comprehensive goal

Commented [BP2]: Buildings and properties are of especially important. Merits a separate goal

Commented [BP3]: New action item

Commented [BP4]: unnecessary

Commented [BP5]: More inclusive term

Commented [BP6]: Element of Smart Cities

Commented [BP7]: Addressed in Goal 1

Commented [BP8]: Unnecessary

Commented [BP9]: redundant

Commented [BP10]: Unnecessary; does not add significant value

Commented [BP11]: New action item

Commented [BP12]: Moved to Goal 1, Strategy 5

Strategy 4: Expand the existing “Gammon Park” with the adjacent undeveloped property, into a larger and vibrant multi-faceted “Vineyard Heritage Park.” The Vineyard Zoning Code (VZC) shall incorporate standards for the historical preservation and renovation of buildings, sites, and structures.

Commented [BP13]: Moved to Goal 1, Strategy 3

GOAL 3: Enhance and promote the City’s historical character to increase visitation and commerce throughout the City and to help all residents and visitors appreciate and connect with the past.

Commented [BP14]: Moved to Goal 2

Strategy 1: Working with BYU Library and other institutions, establish a traveling historical exhibit relating to Geneva Steel that can be exhibited in Vineyard on loan and/or on special occasions.

Commented [BP15]: unnecessary

Commented [BP16]: See Goal 2, Strategy 2

Strategy 2: Support the preparation and publication of brochures and other written and online resources that provide visitors with information on the City’s history and significant history-related resources, such as online access to the book “Our Vineyard Heritage” on the City’s website.

Commented [BP17]: See Goal 2, Strategy 2

Strategy 3: Obtain as many oral and written personal histories and photos from original families as possible and have them published online on the City’s website.

Commented [BP18]: See Goal 1, Strategy 4

Strategy 4: Create self-guided history and heritage tours and materials to be used on bike trails and hiking trails throughout the entire trail system. Consider augmented reality system to show historic uses of sites.

Commented [BP19]: See Goal 1, Strategy 5

GOAL 4:

Strategy 1: Work with private sector investment in preservation and renovation projects.

Commented [BP20]: See Goal 2, Strategy 4

Strategy 2: Create theme-based park benches and other public area features that recognize and promote Vineyard’s history.

Commented [BP21]: See Goal 1, Strategy 6

Heritage and Cultural Resources

GOAL 1: Introduce fun, creative, and educational ways to celebrate and display Vineyard's rich heritage and cultural resources.

Strategy 1: Create an inventory of historically related implements, tools, and artifacts. Continue dialogue with owners of these items to reassign their ownership to the Vineyard Heritage Foundation or to receive them on loan.

Strategy 2: Use Vineyard's comprehensive master plans to determine proper placement for such artifacts/implements for the display and enjoyment of all residents and visitors.

Strategy 3: Expand the existing Gammon Park into the adjacent, undeveloped property. Create a Vineyard Heritage Museum, Cultural Center, and/or viewing area to showcase Vineyard's heritage.

Strategy 4: Obtain oral/written histories and photographs that can be published online and in other locations for public consumption.

Strategy 5: Secure funds for at least one significant historical project per year, such as the Vineyard Heritage Trail. This trail could incorporate appropriate signage and a self-guided tour with physical and/or virtual materials. Consider augmented reality features throughout the greater trail network.

Strategy 6: Incorporate historically themed programming and design features throughout public property that enhances a sense of place and community.

GOAL 2: Enhance and promote the City's historical and cultural resources to increase commerce and tourism

Strategy 1: Identify, catalogue, and preserve historical buildings, sites, and properties throughout the City. Have these recorded on the Register of Historic Places and other relevant databases. Partner with property owners to allow the public to visit/tour these sites.

Strategy 2: Work with local, education institutions, such as BYU and UVU, to showcase local, historical exhibits (i.e., photographs, artwork, artifacts, etc.). These could be displayed at City Hall, City-sponsored events, and other community events.

Strategy 3: Prepare and publish written and online material that provide visitors with information on the City's history.

Strategy 4: The Vineyard Zoning Code (VZC) shall incorporate standards for the historical preservation and renovation of buildings, sites, and structures.