

**MINUTS OF A REGULAR
PLANNING COMMISSION MEETING**

City Council Chambers
125 South Main Street, Vineyard, Utah
Wednesday, January 4, 2022, 6:00 p.m.

ATTENDANCE

Commissioners present: Tay Gudmundson, Bryce Brady, Craig Bown, Chris Bramwell, Anthony Jenkins, and Graden Ostler.

Staff present: Naseem Ghandour, Public Works Director; Morgan Brim, Community Development Director; Briam Perez, Planner; Pam Spencer, City Recorder; Rachel Stevens, Minutes Secretary

Others present: Dave Foster, ALTA Planning; Chris Kephart, MS Properties

REGULAR SESSION

CALL TO ORDER

1. ► INVOCATION/INSPIRATIONAL THOUGHTS/PLEDGE OF ALLEGIANCE
Bryce Brady called the meeting to order. Tay Gudmundson led the pledge of allegiance. Bryce Brady gave an invocation.

2. ► OPEN SESSION
There were no public comments.

3. BUSINESS ITEMS

3.1. ► East Lake at Geneva Industrial Park –Site Plan Amendment

Planner Briam Perez gave an overview of the project.

► There was a discussion regarding making a zoning text amendment.

► **MOTION:** Chair Brady called for a motion. Anthony Jenkins made a motion to approve the site plan amendment for East Lake at Geneva Industrial Park with the conditions outlined in the staff report. Tay Gudmundson seconded the motion. Those voting aye: Tay Gudmundson, Bryce Brady, Tay Gudmundson, Craig Bown, Chris Bramwell, and Anthony Jenkins. The motion passed unanimously.

► The applicant Chris Kephart asked a question to City Staff. There was a discussion regarding how underground lines and pipes are labeled on the site plan and how the public right of way is used for internet companies.

4. TRAINING SESSION

4.1. ► City Recorder Pamela Spencer provided training on how City records are maintained. The training began at 6:13 pm and ended at 6:48 pm. The Planning Commission present received approximately 35 minutes of training of 4 hours as required by Utah State Law.

5. PUBLIC HEARING

5.1. ► PUBLIC HEARING – Zoning Text Amendment - Public Noticing

This item and public hearing was continued from December 7, 2022.

► MOTION: Chair Brady called for a motion. Tay Gudmundson made a motion to close the public hearing. Chris Bramwell seconded the motion. Roll call as follows: Those voting aye: Tay Gudmundson, Bryce Brady, Tay Gudmundson, Craig Bown, Chris Bramwell, and Anthony Jenkins. The motion passed unanimously.

► MOTION: Chair Brady called for a motion. Chris Bramwell made a motion to recommend approval to the City Council for the Zoning Text Amendment for Public Noticing. Craig Bown seconded the motion. Roll call as follows: Those voting aye: Tay Gudmundson, Bryce Brady, Tay Gudmundson, Craig Bown, Chris Bramwell, and Anthony Jenkins. The motion passed unanimously.

5.2. ► PUBLIC HEARING - Conditional Use Permit – Vineyard Auto

► MOTION: Chair Brady called for a motion. Tay Gudmundson made a motion to open a public hearing. Chris Bramwell seconded the motion. Those voting aye: Tay Gudmundson, Bryce Brady, Tay Gudmundson, Craig Bown, Chris Bramwell, and Anthony Jenkins. The motion passed unanimously.

► MOTION: Chair Brady called for a motion. Tay Gudmundson made a motion to continue the Conditional Use Permit to January 18, 2023. Chris Bramwell seconded the motion. Those voting aye: Tay Gudmundson, Bryce Brady, Tay Gudmundson, Craig Bown, Chris Bramwell, and Anthony Jenkins. The motion passed unanimously.

5.3 ► PUBLIC HEARING – General Plan Amendment – Active Transportation Plan

► MOTION: Chair Brady called for a motion. Anthony Jenkins made a motion to open a public hearing. Tay Gudmundson seconded the motion. Those voting aye: Tay Gudmundson, Bryce Brady, Tay Gudmundson, Craig Bown, Chris Bramwell, and Anthony Jenkins. The motion passed unanimously.

► Community Development Director Morgan Brim and Dave Foster, with ALTA Planning, gave a presentation on the Active Transportation Plan.

► There was a discussion concerning proposed improvements on Main Street and other priority projects.

► There was a discussion concerning realigning the intersection near Gammon Park and the elementary school. There was a discussion regarding hawk lighting and signals throughout the city.

- ▶ There was a presentation on a pedestrian crossing near Trailside Elementary School. ▶
There was a discussion regarding the Central Corridor Plan and if it aligns with the Active Transportation Plan.
- ▶ There was a discussion regarding maintenance of existing facilities.
- ▶ There was a discussion regarding ride share and scooters.
- ▶ There was a request that the plan include language stating the alternate modes of transportation should be more reliable.
- ▶ A public comment was made by Jordan Christensen regarding reducing speeds in Vineyard.
- ▶ There was a discussion regarding adding another priority project, to study the intersection at Mill Road and 400 N.
- ▶ MOTION: Chair Brady called for a motion. Tay Gudmundson made a motion to close the public hearing. Anthony Jenkins seconded the motion. Roll call as follows: Those voting aye: Tay Gudmundson, Bryce Brady, Tay Gudmundson, Craig Bown, Chris Bramwell, and Anthony Jenkins. The motion passed unanimously.
- ▶ MOTION: Chair Brady called for a motion. Anthony Jenkins made a motion to recommend approval to the City Council with the conditions that; another priority project is added to study the intersection at Mill Road and 400 N, and that language is added to the plan about micro-mobility. Tay Gudmundson seconded the motion. Roll call as follows: Those voting aye: Tay Gudmundson, Bryce Brady, Tay Gudmundson, Craig Bown, Chris Bramwell, and Anthony Jenkins. The motion passed unanimously.
Motion to close: Tay. 2nd: Anthony

6. ▶ COMMISSION MEMBERS' REPORTS AND EX PARTE DISCUSSION DISCLOSURE

- ▶ Anthony Jenkins reported the BAC will be meeting tomorrow.
- ▶ Chair Brady requested that The Forge paperwork was provided to the Planning Commission a week before the meeting.
- ▶ Chair Brady requested an update on the Holdaway Farms project.

7. ▶ ADJOURNMENT

Chair Brady adjourned the meeting at 7:39 pm.

Certified correct and approved on: January 18, 2023

Certified by: /s/ Rachel Stevens

Rachel Stevens, Planning Tech