



**NOTICE OF A REGULAR
DEVELOPMENT REVIEW COMMITTEE
Vineyard City Council Chambers
125 South Main Street, Vineyard, Utah
March 7, 2024, at 9:00 AM**

Attendance:

Committee Members: Chair Naseem Ghandour; Morgan Brim, Community Development Director; Cris Johnson, Building Official; Brandon Valley, Deputy Fire Marshall; Brian Vawdrey, Parks and Recreation Director.

Staff Present: Eric Ellis, City Manager; Anthony Fletcher, Planner

Others Present: Eric Magleby with Holdaway Fields

1. CALL TO ORDER

Chair Naseem Ghandour started the meeting at 9:01am.

2. CONSENT ITEMS

No Agenda Item for Consent.

3. BUSINESS ITEMS

3.1. Holdaway Fields Phase 1c Final Plat

Community Development Director Morgan Brim presented the Holdaway Fields Phase 1c Final Plat. He provided orientation and included the staffs review. He introduced Eric, the applicant.

Mr. Brim noted this is just to record the parcel.

Chair Ghandour opened up to questions.

Holdaway Fields Representer Eric Magleby clarified a minor editorial thing.

City Manager Eric Ellis commented on a typo in a staff report of the documents.

Chair Ghandour noted that this will have to be corrected but that the applicant will not be held responsible for.

Planner Anthony Fletcher noted how this error came about.

Planner Fletcher noted a recommendation to put the utility notes on the plat, which Anthony has that updated plat.

Chair Ghandour noted that those are required by law, and that it would not change the progress.

Chair Ghandour noted on record the conditions: 1) Applicant pays any outstanding fees, 2) the applicant makes any redline corrections prior to the recordation of the plat, 3) all city and county requirements will need to be met prior to the recordation of the plat, 4) a phase 1 land disturbance permit for utilities and roads will be required prior to construction, 5) the review of construction drawings in storm water, drainage, calculations will be completed and submitted along with the land disturbance permit, 6) the applicant shall include utility notes for power and gas (i.e. Rocky Mountain Power and Dominion Energy.)

Mr. Brim requested to put the conditions in the staff report for clarity.

Discussion about publishing the correct document ensued.

Chair Ghandour called for a motion.

MR. BRIM MOTIONED TO APPROVE THE HOLDAWAY FIELDS PHASE 1C FINAL PLAT WITH THE CONDITIONS STATED IN THE RECORD. PARKS AND RECREATION DIRECTOR BRIAN VAWDREY SECONDED. THOSE WHO VOTED YES: BRIM, JOHNSON, VALLEY, VAWDREY, AND GHANDOUR. THE VOTE WAS UNANIMOUS.

Chair Ghandour closed the business items

4. WORK SESSION

No work items were submitted.

5. STAFF, COMMISSION, AND COMMITTEE REPORTS

Mr. Brim welcomed comments on by-laws and noted that Anthony will start crafting those.

Chair Ghandour noted he would like them to start making progress.

6. ADJOURNMENT

The meeting was adjourned at 9:13.

CITY MANAGER ELLIS MOTIONED TO ADJOURN. DEPUTY FIRE MARSHALL BRANDON VALLEY SECONDED. THOSE IN FAVOR VOTED YES: BRIM, JOHNSON, VALLEY, VAWDREY, AND GHANDOUR. THE VOTE CARRIED UNANIMOUSLY.

MINUTES CERTIFIED COMPLETE ON: August 15, 2024

CERTIFIED (NOTICED) BY:



Madison Reed, Planning Technician

