

Minutes of the Syracuse Planning Commission Regular Meeting, July 1, 2014

Minutes of the Regular Meeting of the Syracuse City Planning Commission held on July 1, 2014, at 6:00 p.m., in the Council Chambers, 1979 West 1900 South, Syracuse City, Davis County, Utah.

Present:

Commission Members:	TJ Jensen, Chairman Ralph Vaughan, Vice Chairman Curt McCuiston Troy Moultrie Greg Day Trevor Hatch Dale Rackham		
City Employees:	Sherrie Christensen, Director of Community & Economic Development Jenny Schow, Planner Jackie Manning, Admin Professional Clint Drake, City Attorney Terry Palmer, Mayor		
Visitors:	Mark Sandberg Ray Zaugg	Ron Bradshaw Pat Zaugg	Wayne Kinsey Tyler Bodrero

1. Meeting Called to Order:

[6:12:19 PM](#)

- a. **Invocation or Thought:** Commissioner Kinsey
- b. **Pledge of Allegiance:** Commissioner Vaughan
- c. **Adoption of Meeting Agenda:**

MOTION TO ADOPT JULY 1, 2014 MEETING AGENDA BY COMMISSIONER JENSEN. SECONDED BY COMMISSIONER VAUGHAN. ALL IN FAVOR NO OPPOSED. MOTION CARRIED.

2. Meeting Minutes:

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June 17, 2014 Regular Meeting

Commissioner Jensen requested a change for line 331 from "1 PRD" to "3 PRD's"
Commissioner Bodrero requested the below changes:
Spelling error from "Brodrero" to "Bodrero"
Line 345 change "as" to "is"
Line 347 change "renting rights" to "property rights specific to renting"
Line 352 change "council has said" to "council doesn't want"
Line 353 remove "between" and after "the council has the final say..." add "as the commission is a recommending body."
Line 353 change "The council respond and address to public clamor" to "The council responds to address public clamor"
Line 354 change "the planning commission is ordinance and setting the base..." to "the planning commission is ordinance based."
Line 355 add the word "only" in between wants to
Line 356 add "and not consider all parameters to good planning." after "the planning commission was a giver of wants only to council and..."

June 17, 2014 Work Session

Commissioner Jensen requested a change for line 56 "suggested inviting them" not "invited"

MOTION TO ADOPT REGULAR MEETING AND WORK SESSION MINUTES FOR JUNE 17, 2014 BY COMMISSIONER JENSEN. SECONDED BY COMMISSIONER VAUGHAN. ALL IN FAVOR NO OPPOSED. COMMISSIONER RACKHAM ABSTAINED. MOTION CARRIED.

3. Planning Commissioner Recognition:

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Mayor Palmer presented Commissioner Bodrero and Commissioner Kinsey a token of appreciation for their service as planning commissioners. He thanked them for their service.

4. **Introduction of New Planning Commissioners**

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Mayor Palmer welcomed the new planning commissioners, Troy Moultrie, Trevor Hatch, and Greg Day and invited them to sit with the planning commission. He reminded the planning commissioners their duties are to represent the code and as long as the application meets code, they are to approve the project.

5. **Planning Commission Business: Appointment of Chair and Vice Chair for 2014-2015**

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MOTION TO NOMINATE COMMISSIONER JENSEN AS CHAIRMAN FOR THE PLANNING COMMISSION 2014-2015, BY COMMISSIONER RACKHAM. NO SECOND. MOTION FAILED.

MOTION TO NOMINATE COMMISSIONER VAUGHAN AS CHAIRMAN FOR THE PLANNING COMMISSION 2014-2015, BY COMMISSIONER MCCUISTION. NO SECOND. MOTION FAILED.

There was discussion regarding roles of Chairman and Vice Chairman for the planning commission. There was a review on voting for the new commissioners.

MOTION TO NOMINATE COMMISSIONER JENSEN AS CHAIRMAN FOR THE PLANNING COMMISSION 2014-2015, BY COMMISSIONER RACKHAM. SECONDED BY COMMISSIONER JENSEN. ALL IN FAVOR. MOTION CARRIED.

MOTION TO NOMINATE COMMISSIONER VAUGHAN AS VICE CHAIRMAN FOR THE PLANNING COMMISSION 2014-2015, BY COMMISSIONER JENSEN. SECONDED BY COMMISSIONER MCCUISTION. ALL IN FAVOR. NO OPPOSED. MOTION CARRIED.

6. **Public Hearing: Rezone request from A-1 Agriculture to R-1 Residential by Mark Sandberg, Trails Edge Subdivision located at 3348 W. & 3298 W. 700 S., 1.89 acres.**

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Planner Schow summarized a staff review from the Community Development Department which explained: This application is to address additional land that is requested to be developed as part of phase 2 of the Trails Edge subdivision. This request is in accordance with the General Plan for R-1 Residential Zoning. City staff has no issues with the proposed zone request.

Commissioner Vaughan requested more information be included in the packet presented to the public and the planning commissioners, such as the application. Planner Schow stated due to sensitive information in the applications they were advised by the city attorney to refrain from including the applications in the packet. She stated staff would not have anything on the agenda that did not have the appropriate and correct signatures of the property owners and applicants.

Aaron Elias, Centerville, Utah, requested approval for the application.

Public Hearing Open.

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Public Hearing Closed. No comments were made. Commissioner Day asked if staff had any reservations regarding the project. Planner Schow stated they did not have any reservations.

MOVE TO RECOMMEND APPROVAL TO THE CITY COUNCIL FOR THE REZONE REQUEST FROM A-1 AGRICULTURE TO R-1 RESIDENTIAL BY MARK SANDBERG, TRAILS EDGE SUBDIVISION LOCATED AT 3348 W. & 3298 W. 700 S., BY COMMISSIONER MCCUISTION SUBJECT TO ALL THE APPLICABLE REQUIREMENTS OF THE CITY MUNICIPAL CODE. SECONDED BY COMMISSIONER DAY. ALL IN FAVOR. NO OPPOSED. MOTION CARRIED.

7. **Public Comment: This is an opportunity to address the Planning Commission regarding your concerns or ideas, regarding items that have not already been scheduled for a public hearing. Please limit your comments to three minutes.**

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No comments were made.

MOTION TO MOVE INTO WORK SESSION BY COMMISSIONER MCCUISTION. SECONDED BY COMMISSIONER VAUGHAN. ALL IN FAVOR. NO OPPOSED. MOTION CARRIED.

Adjourn

TJ Jensen, Chairman

Jackie Manning, Admin Professional

Date Approved: _____