

TOOELE CITY PLANNING COMMISSION MINUTES
June 9, 2010

Place: Tooele City Hall Council Chambers
90 North Main Street, Tooele Utah

Commission Members Present:

Ken Spence, Chair
Steve Dale
Phil Montano
Melanie Hammer
Fran Garcia
Matt Robinson

Commission Members Excused:

John Curwen
Jerald Sagers
Bob Gowans
Gary Searle

City Employees Present:

Rachelle Custer, City Planner
Roger Baker, City Attorney
Cary Campbell, Public Works Director
Councilman Shawn Milne

Minutes prepared by Elisa Jenkins

Chairman Spence called the meeting to order at 7:00 p.m.

1. Pledge of Allegiance

The Pledge of Allegiance was led by Councilman Milne.

2. Award Presentation Valley Mental Health 3rd grade art contest awards

Presented by Valley Mental Health

Julie Spindler with Valley Mental health explained that every year Valley Mental Health along with the Tooele Arts Council sponsors a 3rd grade art contest to celebrate being mentally healthy. The students draw a picture to go along with the theme "When I feel good about myself I". There were over 300 entries and there were 5 winners.

Ms. Spindler and Councilman Milne presented the awards to the following students:

5th place: Spencer Kensison

4th place: Madeline Gale
3rd place: Brandon Woods
2nd place: Andrea Moreno
1st place: Averie Vowles

The students each won gift cards to Wal-Mart in various amounts. Ms. Spindler thanked the Tooele City Arts Council and Valley Mental Health for sponsoring these awards.

Councilman Milne thanked Ms. Spindler and Valley Mental Health for sponsoring these awards and congratulated the students who won.

3. **Public Hearing and Recommendation on UID minor subdivision 40 a 9.62 acre one lot subdivision to be located at 1510 W James Way by Utah Industrial Depot.**

Presented by Rachelle Custer

Ms. Custer stated that Utah Industrial Depot has decided to take the remaining property and create several minor subdivisions. The purpose of the minor subdivisions is to try and simplify the process when a potential buyer comes in. Subdivision 40 is a one lot subdivision. Road dedication is complete for the roads that Tooele City has taken over. The remaining roads will be private with access and PU&DE easements already recorded. Staff recommends approval of UID Minor Subdivision 40 with the condition that all required public improvement along James Way be completed as per Tooele City Code and the master development agreement.

Commissioner Dale asked if there will be public improvements on James Way?

Ms. Custer stated that the engineer has not yet determined whether or not there needs to be a right-of-way. There will not be curb and gutter. There may be improvements as required by Tooele City ordinance and the master development agreement. They are being taken on a case by case basis.

Mr. Baker said for example, water and sewer would be decided at the time the applicant decides to build.

Chairman Spence stated that this is a public hearing if anyone would like to come forward and address the Commission. No one came forward.

Chairman Spence moved to close the public hearing. Commissioner Montano seconded the motion. All members present voted “Aye”. The public hearing closed at 7:12 p.m.

Commissioner Dale moved to make a positive recommendation to the City Council on final plat UID minor subdivision No. 40 with the condition that all required public improvements along James Way be completed as per Tooele City Code and

the Master Development Agreement. Commissioner Robinson seconded the motion. All members present voted “Aye”.

4. Review and Approval of Planning Commission minutes for meeting held May 12, 2010.

Chairman Spence moved to approve the Planning Commission minutes for the meeting held May 12, 2010 as presented. Commissioner Dale seconded the motion. All members present voted “Aye”.

5. Adjourn

Commissioner Dale moved to adjourn the meeting. Commissioner Robinson seconded the motion. All members present voted “Aye”. The meeting adjourned at p.m.

Approved this 23rd day of June 2010

Chairman Spence