

ELK RIDGE
PLANNING COMMISSION
DECEMBER 1, 2022

TIME AND PLACE OF MEETING

A public hearing in conjunction with a regular meeting of the Elk Ridge Planning Commission was held on Thursday December 1, 2022, at 7:00 p.m. at 80 E. Park Dr., Elk Ridge, UT 84651.

ROLL CALL

Commissioners: Maureen Bushman, Larry Lee, Melanie Paxton, Matt Stewart, Ron Gailey,
Others: Royce Swensen, *City Recorder*, Laura Oliver, *Deputy Recorder*, Tanya Willis, *City Council*
Public: Robert Bigler, Ken Burton, Clint Hirst

OPENING ITEMS

Chairperson Maureen Bushman welcomed. Opening remarks were said by Melanie Paxton. Maureen Bushman led the Pledge.

RON GAILY MOTIONED TO APPROVE THE AGENDA AND ADJUST THE TIME FRAME TO 6:57 PM MATT STEWART SECONDED

VOTE	AYE (5)	NAY (0)	APPROVED
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PLANNING COMMISSION PUBLIC HEARING

BURTON SUBDIVISION PLAT A AMENDMENT

Maureen Bushman opened the public hearing.

Ken Burton stated does not understand why the homeowner weren't allowed to use the frontage of the home on Autumn Circle they have at least 30 feet.

Robert Bigler he also thinks the owner should have been able to use the frontage on Autumn Circle. A horseshoe driveway on Park Dr on that corner is makes no sense. The plan that the homeowner has no makes more sense and will be safer. Clint Hurst is the homeowner. He has been working with Royce and the city planner in order to find a solution that works in order to get rid of the horseshoe driveway. The driveway he has on right now works well; he can turn around on the current driveway and pull out onto Park and not back out on the east side of the property.

Ron Gaily asked for clarification on when the home was built. Maureen Bushman and Mayor Haddock clarified the subdivision was approved in 2007 but the home received a building permit 2021. Matt Stewart stated he has looked at the property and would like to understand better what the homeowner plans to do. Clint Hurst showed the planning commission his phone and the plans of having a place to turn around on the top of the driveway in front of the garage and running the driveway down to the east. There will be a retaining wall on his property.

Maureen Bushman closed the public hearing.

PLANNING COMMISSION ACTION ITEMS

1. BURTON SUBDIVISION PLAT A AMENDMENT

Discussion ensued on the home being built too high out of the ground which made a horseshoe driveway impossible and safety having a driveway on the curve. Matt Stewart finds the plan the residents want to do is safer than what the original plat has. There are no other lots in the city that has this kind of size and shape issue and not likely to in the future. The resident has access to from the back for his RV.

MAUREEN BUSHMAN MOTIONED TO RECOMMEND APPROVING BURTON PLAT A SUBDIVISION AMENDMENT AS LONG AS ENTRANCE ONTO PARK DRIVE IS FORWARD IN FORWARD OUT MATT STEWART SECONDED

VOTE	AYE (5)	NAY (0)	APPROVED
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2. CITY SURVEY RESULTS

Ron Gaily went through all pages of the city survey and presented an overview of the results.

3. **TRAFFIC STUDY**

Maureen Bushman stated that she reached out to various contacts to do a traffic study. There are no freebies from the county. One study could be done with video instead of street strips and they have college students that help with this, which brings down the cost to about \$6000. It has been recommended the traffic study be done in the spring when the road construction is finished outside Elk Ridge.

4. **APPROVAL FOR PLANNING COMMISSION MINUTES FOR NOVEMBER 3, 2022**

MATT STEWART MOTIONED TO APPROVE THE MINUTES FROM NOVEMBER 3, 2022, MELANIE PAXTON SECONDED.

VOTE	AYE (5)	NAY (0)	APPROVED
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MATT STEWART MOTIONED TO ADJOURN MELANIE PAXTON SECONDED.

VOTE	AYE (5)	NAY (0)	APPROVED
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Planning Commission Coordinator