

CITY OF SOUTH JORDAN
PLANNING COMMISSION MEETING
COUNCIL CHAMBERS

August 25, 2015

Present: Chairman Russ Naylor, Commissioner Sean D. Morrissey, Commissioner Mark Woolley, Commissioner Richard Feist, Commissioner T. Earl Jolley, City Planner Greg Schindler, Assistant City Engineer Shane Greenwood, Staff Attorney Steven Shaefermeyer, City Recorder Anna West

Absent: Commissioner Beverly Evans

Others: Mindy Dansie, Joe Johnson

6:30 P.M.

REGULAR MEETING

I. GENERAL BUSINESS

A. Welcome and Roll Call

Chairman Naylor welcomed everyone present.

B. Motion to Approve Agenda

Commissioner Woolley made a motion to approve the August 25, 2015 Planning Commission Agenda. Commissioner Jolley seconded the motion. Vote was unanimous in favor. Commissioner Evans was absent.

C. Approval of the Minutes from the Meeting held on July 28, 2015

Commissioner Jolley made a motion to approve the July 28, 2015 Planning Commission meeting minutes as printed. Commissioner Woolley seconded the motion. Vote was unanimous in favor. Commissioner Evans was absent.

II. INFORMATIONAL ITEMS AND OTHER BUSINESS

A. Staff Business

None

B. Comments from Planning Commission Members

None

III. CITIZEN COMMENT

Chairman Naylor opened the Citizen Comment. No speakers. He closed the Citizen Comment.

IV. SUMMARY ACTION

None

V. ACTION

None

VI. PUBLIC HEARINGS AND POTENTIAL **ADMINISTRATIVE ACTION ITEMS

**Administrative Action = Less Discretion, Substantial Evidence (Objective Standard)

- A. **Issue:** **SANTORINI VILLAGE (TOWNHOMES PHASES 1-A, 1-B, 1-C, 1-D-AMENDED) SUBDIVISION AMENDMENT**
 Address: 9685 South Redwood Road
 File No: SUB-AMEND-2015.46
 Applicant: Bryan Flamm, DAI

City Planner Greg Schindler reviewed the background information on this item from the staff report.

Commissioner Woolley said it appears there are no negative impacts involved here. City Planner Schindler said the positive impact is that people will be buying what is recorded.

Chairman Naylor called the applicant to address the Commission.

Mindy Dansie, 1099 W. South Jordan Parkway; she said she is here representing the applicant. She noted that on plat 1-B an engineer forgot to add two of the lots to be amended. She said those lots are numbers 33 and 37. She said that their engineer would be submitting corrected plat sheets this week.

Chairman Naylor opened the Public Hearing. No speakers. He closed the Public Hearing.

A.2 Potential Action Item – (See VI.A.1)

Commissioner Woolley made a motion to approve File SUB-AMEND-2014.44 to amend Santorini Village (Townhomes Phase 1-A, 1-B, 1-C, and 1-D), subject to meeting all City requirements. Commissioner Feist seconded the motion. Roll Call Vote was unanimous 5-0 in favor. Commissioner Evans was absent.

- B.1 Issue:** **COTTAGES AT GLENMOOR PRELIMINARY SUBDIVISION**
 Address: Approximately 4700 West 10200 South
 File No: SUB-2015.43
 Applicant: Joe Johnson, Teeger Development

City Planner Greg Schindler reviewed the information on this item from the staff report.

Staff Attorney Steven Shafermeyer noted that the wording states “prior to applying for final plat.”

Commissioner Jolley asked about the existing structure on the property. City Planner Schindler said it will be torn down.

Chairman Naylor called the applicant to address the Commission.

Joe Johnson, 10757 S. River Front Parkway, Suite 110 (applicant); he said just as clarification, I am doing the 65 units around the corner, the active adult community and we have a great working relationship with Glenmoor Golf Course and the principals there. We approached them about there not being a storm drain on 10200 South yet. The developer will have to bare that burden. He said there is a connection point on 10200 S. but there is not a connection pipe installed. They are basically looking to detain all of the water so we will have two detention areas. We are going to create a dry bunker and it will look just like it does now but more aesthetically pleasing. In principle everything has been worked out, we are just dotting I's and crossing T's at this point in time.

Chairman Naylor opened the Public Hearing. No speakers. He closed the Public Hearing.

B.2 Potential Action Item – (See VI.B.1)

Commissioner Feist made a motion to approve File SUB-2015.43 for a 6-lot subdivision of real property, subject to the following provisions:

- **That all city department requirements are met.**
- **That the proposed storm drainage plan is preliminarily approved by the City Engineer prior to applying for Final Subdivision.**

Commissioner Woolley seconded the motion. Roll Call Vote was unanimous 5-0 in favor. Commissioner Evans was absent.

VII. PUBLIC HEARINGS AND POTENTIAL *LEGISLATIVE ACTION ITEMS

***Legislative Action = More Discretion, Reasonably Debatable (Subjective Standard)**

None

Commissioner Morrissey made a motion to adjourn. All Commissioners were in favor. The August 25, 2015 Planning Commission meeting adjourned at 6:48 p.m.

ADJOURNMENT

This is a true and correct copy of the August 25, 2015 Planning Commission meeting minutes, which were approved on September 8, 2015.

Anna M. West

South Jordan City Recorder