



Planning and Zoning Commission Agenda

Wednesday, January 11, 2023

Salem City Council Chambers 30 West 100 South Salem, Utah 84653

Planning and Zoning will also be held electronically, using the Zoom program. If you would like to participate, please call the city offices (801-423-2770) or email (salemcity@salemcity.org) **before 5:00 p.m. on Wednesday January 11th to request the link.**

6:30 P.M. Work Session (No Official Business Conducted)

1. Agenda Items Discussion

7:00 P.M. Planning and Zoning Commission

1. Planning and Zoning Commission Meeting Minutes from December 7, 2022
2. **Public Hearing**
 - a. Transportation Master Plan
3. **Motion**
 - a. Transportation Master Plan

Planning and Zoning Commission Attendance: Dave Stringfellow, Kevin Lyman, Paul Taylor, Kam Valguardson

City Staff Attendance: Bruce Ward, Bradey Wilde, Walter Bird, Cody Young

Public Attendance: Sid Cardon, George Rasband

6:30 P.M. Work Session (No Official Business Conducted)

1. Agenda Items Discussion

Nothing was discussed during tonight's work session.

7:00 P.M. Planning and Zoning Commission

1. Planning and Zoning Commission Meeting Minutes from December 7, 2022

Kevin Lyman asked for a motion for the December 7, 2022, Planning and Zoning Commission meeting minutes.

Paul Taylor made a motion to approve the December 7, 2022, Planning and Zoning Commission meeting minutes. Kam Valguardson seconded the motion. All members of the commission voted in favor. 4-0

2. Public Hearing

Kevin Lyman asked for a motion for public hearing.

Dave Stringfellow made a motion to enter public hearing. Paul Taylor seconded the motion. All members of the commission voted in favor. 4-0

a. Transportation Master Plan

Jeremy Searle from WCG Engineering presented the proposed transportation master plan. Jeremy Searle presented the proposed transportation through the story maps. The level of service with and without road improvements maps were shown. The numbers of trips per day on roads will decrease as a grid network of roads is developed. Jeremy Searle showed the future road improvement map. Bruce Ward mentioned that the connection of 1100 North through SR-198 will need to be included on the future road improvement map. Kam Valguardson believes that a bridge should be constructed over the highline canal on 250 West. Kam Valguardson stated that traffic from people living south of the highline canal would lessen on 50 East if the 250 West bridge was built. Bruce Ward mentioned that the city was given the option to construct a bridge over the highline canal at 250 West or 750 East by the bureau of reclamation a few years ago. The city ultimately decided to build a bridge on 750 East. Jeremy Searle believes that people living south of the highline canal in the 250 West area will utilize 11200 South and Mt. Loafer Parkway. The utilization of 11200 South and Mt. Loafer Parkway will lessen traffic on 50 East north of the Highline Canal. Kam Valguardson asked about the number of trips per day on 50 East in the future. Jeremy Searle stated that the number of trips per day will stay the same or lessen on 50 East as future roads are developed. Surrounding City's future transportation plans were discussed. Paul Taylor mentioned that the property fronting the future frontage road by I-15 should be zoned commercial and/or industrial. Jeremy Searle presented the future intersection improvement map. Bruce Ward stated that roads fail at intersections. Jeremy Searle stated that the transportation master plan will allow the construction of roads with proper intersection improvements. These improvements to the intersections will help the intersection not fail. One of the important improvements to intersections will be creating sufficient turn pockets. Paul Taylor stated that the future 750 North will be a major east and west road through Salem. Paul Taylor believes that the future 750 North should be constructed as a five-lane road and not a three-lane road. Jeremy Searle stated that traffic engineering's recommend five-lane roads until a roadway reaches fifteen thousand trips per day. The computer models are currently showing the future 750 North to receive a maximum of twelve thousand trips per day. Jeremy Searle feels comfortable with the recommendation to construct the future 750 North as a three-lane road. There was conversation about the future improvements for the old block of town. The transportation master plan suggests a few options for the development of old block of town. There was conversation about the forty-foot cross section with a storm drain swale. Dave Stringfellow mentioned that somebody would need to maintain the swale's once they are constructed.

George Rasband stated that he grew up in Pleasant Grove, Utah and bought his first home in Orem, Utah. George Rasband believes that the City of Orem did a poor job with transportation planning. George Rasband is in favor of the proposed transportation master plan. George Rasband believes that the proposed transportation master plan will help Salem turn into Orem regarding transportation.

Sid Cardon talked about the improvements of the old block of town. Sid Cardon stated that most of the people in the old block of town have lived there for fifty years. Sid Cardon believes that the people in the old block of town are happy with how the old block looks currently.

Kevin Lyman asked if there was a way to get the opinion about the old block of town improvements from the people who live in that area. Bruce Ward believes that Sid Cardon is correct by saying the people living in the old block of town don't want additional improvements. Bruce Ward stated that the citizens in the old block of town are maintaining the right of way currently. This maintenance is alleviating cost for Salem City. The Planning and Zoning Commission believes that no improvements should be made to the old block of town. Jeremy Searle stated that the transportation master plan does not force the city to do any improvements to the old block of town. The transportation master plan simply gives ideas to the Planning and Zoning Commission and City Council for improvements of the old block of town.

Kevin Lyman asked for a motion to close public hearing.

Kam Valguardson made a motion to close public hearing. Dave Stringfellow seconded the motion. All members of the commission voted in favor. 4-0

3. Motion

a. Transportation Master Plan

Kevin Lyman asked for a motion for the transportation master plan.

Paul Taylor made a motion to recommend approval of the transportation master plan with the following condition.

- To keep the old block of town cross section the same and not do any new improvements.

Kam Valguardson seconded the motion. All members of the commission voted in favor. 4-0

Kevin Lyman asked for a motion to adjourn.

Kam Valguardson made a motion to adjourn. Paul Taylor seconded the motion. All members of the commission voted in favor. 4-0