



## Planning and Zoning Commission

Monday, August 16, 2021

### 6:30P.M. Work Session

1. Preliminary Plat – Loafer Mountain View “H” PZ2020-115
2. Preliminary Plat – Wasatch Landing PZ2021-13

### 7:00 P.M. Planning and Zoning Commission

1. Planning and Zoning Commission meeting minutes from August 11, 2021
2. Preliminary Plat – Loafer Mountain View “H” PZ2020-115
3. Preliminary Plat – Wasatch Landing PZ2021-13
4. Adjourn

Attendance: Robert Nelson, Walter Bird, Bruce Ward, Cody Young, Dave Stringfellow, Jim Simons, Jon Ward, Kelly Peterson, Paul Taylor, Dean Ingram

**6:30P.M. Work Session**

**Preliminary Plat – Loafer Mountain View “H” PZ2020-115**

Loafer Mountain View Plat “H” is located at 370 east Selman Ridge. Bruce Ward mentioned that there is a SESD power line that goes overhead through the property. Bruce Ward stated that the developer will need to work with SESD to determine the position of the SESD line. Robert Nelson mentioned that he knows that he will need to work with SESD to determine the position of the SESD line.

**Preliminary Plat – Wasatch Landing PZ2021-13**

Wasatch Landing is located on loafer canyon road south of 11200 south. Bruce Ward mentioned that the loafer canyon bridge will need to be bonded and permitted before the recording of the plat. Bruce also stated that the retention basin located on loafer canyon road and 11200 south will need to be roughed in before the recording of the plat.

**7:00 P.M. Planning and Zoning Commission**

**Planning and Zoning Commission meeting minutes from August 11, 2021**

Kelly Peterson made a motion to approve the minutes from the August 11, 2021 planning and zoning commission. Jim Simons seconded the motion. All members of the commission voted in favor.

**Preliminary Plat – Loafer Mountain View “H” PZ2020-115**

Loafer Mountain View Plat “H” is located at 370 east Selman Ridge. Bruce Ward mentioned that Loafer Mountain View Plat “H” is an R-15 zoned subdivision. Bruce Ward stated that there are easements for access and utilities on the property. Bruce Ward finished up by stating that these easements will be adjusted or abandoned as needed. Robert Nelson mentioned that the abandoning of an easement will require a public hearing.

Jon Ward made a motion to recommend approval of the Loafer Mountain View Plat “H” preliminary plat with condition to follow the DRC recommendations. Kelly Peterson seconded the motion. All members of the commission voted in favor.

**Preliminary Plat – Wasatch Landing PZ2021-13**

Wasatch Landing is located on loafer canyon road below 11200 south. Bruce Ward mentioned that there is an existing rocky mountain power easement going through the subdivision. Bruce stated that prior to be recording of the plat, the loafer canyon bridge will need to be bonded for

44 and permitted and the retention basin needs to be roughed in. Bruce Ward also said that loafer  
45 canyon road will be improved and a trail will be placed on the west side of the development.  
46 Bruce Ward also mentioned that the developer will make sure that the homes built will be  
47 outside of the rocky mountain power easement.

48 Kelly Peterson made a motion to recommend approval of the Wasatch Landing preliminary plat  
49 on condition to follow the recommendations made at DRC. Paul Taylor seconded the motion.  
50 All members of the commission voted in favor

51 Paul Taylor made a motion to adjourn. Jon Ward seconded the motion. All members of the  
52 commission voted in favor.