

**West Point City
Planning Commission
3200 West 300 North
May 26, 2016**

Present: Brad Lee, Brian Vincent, Jeremy Strong, Curtis Seeds, John Detamore, Troy Moyes – City Planner, Boyd Davis – City Engineer, Michelle Bailey – Planning Commission Secretary

Excused: Jeff Macfarlane, Korey Kap

Visitors: Greg Cooper

WORK SESSION

1. Public Hearing training

Troy Moyes explained that holding a public hearing to open the General Plan is the process we are required to follow. We will not be presenting anything in the public hearing tonight; this is just to gather information from people who come to the meeting. Brad Lee asked if Staff had received any comments yet on the website and Troy Moyes said they haven't received any comments as of yet.

The next step in the process is to get some thoughts on paper and then hold another joint meeting with the City Council to discuss what the Commissioners' thoughts are. The Council will then give feedback. Following that, there will be a public open house so people can come and see what is being proposed. Brad Lee commented that he has had calls from residents asking when this public hearing would be held, so he is hoping the meeting will be well attended tonight.

REGULAR MEETING

1. Call to Order

2. Pledge of Allegiance

3. Prayer: given by Brad Lee

4. Approval of Minutes from May 12, 2016

Brian Vincent made a motion to approve the minutes from May 12, 2016, as written. John Detamore seconded the motion. All voted aye.

5. Public Comments: None given

6. Public Hearing to officially open the West Point City General Plan and receive opinion from the public on the City's future needs.

John Detamore made a motion to open the public hearing.

Greg Cooper – 2150 West 300 North – Mr. Cooper said he has been very interested in the zoning and the General Plan even before buying his home; he did a lot of homework and research before buying here in West Point. He wanted to make two points in the public hearing tonight. 1. He spent four years living in Hawaii with the Air Force and was in an area where the housing development was exploding. There were lots of houses but nothing else; not much else like commercial, entertainment, shopping etc. It was miserable because to do anything, you had to go far away. His point is that we are smart to have diversity within the City so residents don't have to go far away for a little break. Going forward, he would like them to keep in mind that it would be nice to have things to do here in the community without having to drive somewhere else. 2. Within the past six months, he has had to report four crimes on his property. Three times things were stolen from his property and one time his back fence was cut. He realizes that things in the front of his home are more exposed so that is a little more understandable. The back fence being cut is more concerning. He hasn't lived here too long but he is hearing from other people that crime is really going up especially with the Smith's coming in. He was disappointed when he heard the City is considering doing R-4 and R-5 zones behind the Smith's store. Mr. Cooper said he isn't trying to stereotype anyone, but his opinion is that higher density housing areas is where you tend to find lower income less desirables. In that regard, in terms of affecting crime, he encouraged the commission to reconsider having the R-4 and R-5 zones there. He acknowledged that everyone needs to have a place to live, and he isn't anti-progress, but he would like the commission to keep that in mind as they press forward with the General Plan.

Brad Lee commented that he appreciated Greg's concerns and stated that the commission and council share some of his same interests and concerns. We have a tremendous opportunity with that new development to make it something special for the City. Of course, crime is always a concern and we will continue to be vigilant to fight against that.

There were no other comments made. Brian Vincent made a motion to close the public hearing. Curtis Seeds seconded the motion. All voted aye.

7. Planning Commission Comments

John Detamore thanked Mr. Cooper for sharing his thoughts and ideas.

Curtis Seeds thanked Mr. Cooper for participating in the public hearing and said we would take his comments into consideration. He stated that we want the best for the City and appreciate direction from the public.

Brian Vincent echoed the same comments. He encouraged Mr. Cooper to talk to his friends and neighbors and encourage them to participate in this process.

Brad Lee thanked Staff for all of the work they do. Brad thanked Mr. Cooper for being a concerned citizen in our community. Brad also commented about the City's 4th of July celebration and encouraged everyone to attend and participate.

8. Adjournment

John Detamore made a motion to adjourn at 7:18 p.m. Brad Lee seconded the motion. All voted aye.



Chairperson – Brad Lee



Secretary – Michelle Bailey

