

Planning Commission Chair:	Robert Guillier
Planning Commission Vice-Chair:	Glen Woolsey
Commissioners:	Brett Parke
	Scott Dixon
	Debra Wickizer
Secretary:	Christie Blackner
City Council Representative:	Dave Boothe

UINTAH CITY
PLANNING COMMISSION MEETING
JUNE 2, 2023
7:00 PM



2191 East 6550 South – Uintah, Utah 84405

(801) 479-4130 Fax: (801) 476-7269

Attendees: Debra Wickizer, Glen Woolsey, Rob Guillier, Dan Combe, Scott Dixon, Dave Boothe

Meeting Called to Order by Rob Guillier.

Pledge of Allegiance led by Glen Woolsey

Roll Call: Debra Wickizer, Glen Woolsey, Rob Guillier, Daniel Combe, Scott Dixon

Conflict of Interest Dan Combe advised that there may be a conflict on Bell Photography


Agenda Items:

1. **Public Comment (2 minutes per person) None**
2. **Approval of the Planning Commission Meeting Minutes held May 25, 2023.**
Presenter: Rob Guillier.
 - Debra Wickizer motioned that we approve minutes with corrections mentioned.
 - Glen Woolsey seconded.
 - Motion Carried
3. **Discussion/ Action: Bell Photography: Want to inquire about changing the zoning.**
Presenter: Michael Bell.
 - Scott motioned that we table this discussion until Mr. Bell is present.
 - Glen Seconded
 - Motion Carried
4. **Discussion/ Action: Uintah Springs Lot 10: 6600 S HWY 89**
Presenter: Kim Rindlisbacher
Kim stated that they had previously submitted plans for this area but that the septic would have become a problem as they can only have so much liquid going through there. They were afraid that if they built the building to house offices and other types of businesses (Kim said "you don't always know what type of tenants you will get"), they would be at capacity. They have changed their plans for this building. The building will now house climate-controlled RV storage on the first floor. They have been working with Mike Romero on the RV storage idea. The upper floors may have some office space as well as storage. This will ensure that the septic can handle the fluid. This building will stand at about 37 feet tall where the other buildings are only 33 FT. They have a good strong HOA cash account that has helped make this possible
5. **Discussion/ Action: Water Ordinance that has been adapted to fit Uintah City.**
Debra Wickizer and Daniel Combe have worked on adapting the version that is being presented tonight from the Weber Basin guideline. They have worked hard to tailor

the ordinance to better fit Uintah's needs. We have provided a copy of the proposed ordinance for the City Council.

6. **Discussion/ Action: Redd's request to De Annex.** Commissioner Wickizer has been researching possible options for the Redd's to be able to stay in the city boundaries and still accommodate their wishes. She has found that several other cities have made allowances for shooting in the city limits with specific restrictions. It requires a 5–10-acre property minimum. They would be required to have a Business License and a CUP. We will talk about this more at the next Planning Commission Meeting.
7. **Commissioner's Responsibility reports and follow-up from previous meeting.**
 - a. **New business Licenses-** Christie:
 - b. **CUP's-**Debra Wickizer-
 - c. **Commercial Building-** Scott Dixon-
 - d. **Training-** Daniel Combe-
 - e. **Nuisance-** Brett Parke-
 - f. **Other:** Rob Guiller
8. Meeting was adjourned.
 - Dan Combe Motioned to close Meeting.
 - Debra Wickizer Seconded
 - Motion Carried

APPROVED by the Planning Commission this 26 day of September Planning
Commission Chair



Planning Commission Chair