



EAGLE MOUNTAIN PLANNING COMMISSION MEETING

January 11, 2022, 5:30 PM

Eagle Mountain City Council Chambers

1650 East Stagecoach Run, Eagle Mountain, Utah 84005

5:30 P.M. - Eagle Mountain City Planning Commission Work Session

1. Discussion Items

- 1.A DISCUSSION - Planning Commission Guidelines
An overview of Planning Commission role, duties, and responsibilities for the benefit of the new Commissioner and refresher for current Commissioners. References include EMMC 17.15.030 and 17.15.040 as well as Utah State Code 10-9a-302.
- 1.B DISCUSSION - Code Amendment -- New, Draft, Drainages /Washes Overlay Zone
Review and suggest text changes to draft code amendment(s)
- 1.C DISCUSSION ITEM - Conflict of Interest
A Discussion of Conflict of Interest Standards in Eagle Mountain

6:30 P.M. - Eagle Mountain City Planning Commission Policy Session

2. Pledge of Allegiance

3. Declaration of Conflicts of Interest

4. Approval of Meeting Minutes

- 4.A December 14, 2021 Planning Commission Minutes

5. Status Report

6. Action and Advisory Items

- 6.A Election of a Chair and Vice Chair for the Planning Commission
- 6.B PUBLIC HEARING - Rush Creek Preliminary Plat A - REMOVED FROM THE AGENDA
- 6.C ACTION ITEM / PUBLIC HEARING - Eagle Point Townhomes Pool and Clubhouse
A proposal amending the site plan for the Pool and Clubhouse area within the Eagle Point Townhomes Project.

6.D **PUBLIC HEARING - Skyline Ridge Phase 2 Plat 6**

The applicant is requesting an amendment to the current approved preliminary plat for Skyline Ridge Estates Phase 2 Plat 6 reducing the number of units from 23 to 16.

6.E **PUBLIC HEARING - Fire Station 251**

A proposed site plan on 1.25 acres (Parcel 59:045:0504) for a new Fire Station (Fire Station 251). The parcel was recently rezoned to Public Facilities.

6.F **PUBLIC HEARING - Antelope Meadows**

The applicant is proposing to amend the current approved preliminary Plat for Antelope Meadows, replacing a 3.1026 acre Church Site (Lot 210) with residential lots, increasing the total number of lots from 156 units to 165 units, which increases the overall project density to 3.01 du/ac up from 2.85 du/ac.

7. **Discussion Items**

7.A **CONCEPT PLAN - Stonebridge Corner Mixed-Use Development**

Public meeting review of a Commercial [development] Concept Plan [“Stonebridge Corner”] proposed for enactment on property located at the southwest corner of the intersection of E. Stonebridge Lane and N. Ranches Parkway being an approximately 2.41-acre parcel of land (County Assessor Parcel/Acct. # 58:033:0305) zoned "Commercial" in the City of Eagle Mountain, Utah

8. **Next scheduled meeting - January 25th 2022**

9. **Adjournment**

THE PUBLIC IS INVITED TO PARTICIPATE IN PUBLIC MEETINGS FOR ALL AGENDAS. In accordance with the Americans with Disabilities Act, Eagle Mountain City will make reasonable accommodation for participation in all Public Meetings and Work Sessions. Please call the City Recorder’s Office at least 3 working days prior to the meeting at 801-789-6610. This meeting may be held telephonically to allow a member of the public body to participate. This agenda is subject to change with a minimum 24-hour notice.