

**6:00 P.M. - Eagle Mountain City Planning Commission Policy Session**

COMMISSION MEMBERS: Wendy Komoroski, Matthew Everett, Daniel Boles, John Linton, and Mike Owens.

CITY STAFF PRESENT: Steve Mumford, Planning Director; Mike Hadley, Senior Planner; Tayler Jensen, Planner, and Johna Rose, Deputy Recorder.

1. Pledge of Allegiance

Commissioner Linton led the Pledge of Allegiance.

2. Declaration of Conflicts of Interest

None

3. Approval of Meeting Minutes

A. May 10<sup>th</sup>, 2016

**MOTION:**                *Wendy Komoroski moved to approve the May 10, 2016 meeting minutes. Matthew Everett seconded the motion. Those voting aye: Matthew Everett, Daniel Boles, Mike Owens, John Linton, and Wendy Komoroski. The motion passed with a unanimous vote.*

4. Action and Advisory Items (Recommendations to the City Council)

A. Gotta Dance Studios-Dance Studio Site Plan. Public Hearing, Action Item, Recommendation to City Council:

Tayler Jensen explained that the proposal is for a dance studio located in City Center, South of Eagle Mountain Boulevard, and East of Ira Hodges Scenic Parkway.

Staff Recommendations:

1. Increasing Building Articulation
  - Use of building pop-outs in addition to awnings (larger, better awnings)
  - Use of more or different materials –reduce the amount of Stucco
  - Reduce blank expanse of wall

*Commissioner Linton opened the public hearing at 6:03 p.m.*

Jamie Adams, owner of Gotta Dance Studio, said that she and the developer will work on any corrections needed.

Scot Hazard, the developer, stated that the articulation of the building will be done before the plan is presented to the City Council. Commissioner Linton asked if he was good with the conditions recommended in the staff report. Mr. Hazard confirmed that he was.

*Commissioner Linton closed the public hearing at 6:07 p.m.*

**MOTION:**

*Wendy Komoroski moved to recommend approval of the Gotta Dance Studio Site Plan to the City Council with the following conditions.*

- 1. Building elevations be modified to comply with City Commercial Design Standards.*
- 2. Refuse location and details of adequate screening shall be submitted to staff.*
- 3. Spec sheets for outdoor lighting shall be provided.*
- 4. A Master Site Plan shall be completed and a Final Plat shall be recorded prior to issuing of building permits.*

*Matthew Everett seconded the motion. Those voting aye: Mike Owens, Daniel Boles, Matthew Everett, John Linton, and Wendy Komoroski. The motion passed with a unanimous vote.*

5. Next scheduled meeting: June 14<sup>th</sup>, 2016

6. Adjournment

The meeting was adjourned at 6:12 p.m.

APPROVED BY THE PLANNING COMMISSION ON JUNE 14, 2016

  
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Steve Mumford, Planning Director