

Adopted Minutes
Spanish Fork City Development Review Committee
April 11, 2007

The meeting was called to order at 10:30 a.m. by Dave Anderson.

Staff Members Present: Junior Baker, City Attorney; Richard Neilson, Public Works Assistant Director; Chris Thompson, Design Engineer; Dave Anderson, Planning Director; Marvin Banks, Public Utilities Director; Jeff Foster, Electric Superintendent; Kelly Peterson, Lineman; Shelley Hendrickson, Planning Secretary; Shawn Beecher, GIS Specialist; Carl Johnston, Public Safety.

Citizens Present: Dak Maxfield, Staker & Parsons; Steve Day, Staker & Parsons; Dave Simpson, Maple Mountain; Greg Magleby, LEI; Tracy Padgett, Maple Mountain.

MINUTES

April 4, 2007

Mr. Baker made a **motion** to **approve** the minutes of April 4, 2007; with the noted correction. Mr. Nielson **seconded** and the motion **passed** all in favor.

SITE PLANS

Staker Parsons

Applicant: Staker Parsons

Zoning: Industrial 2

Location: 2100 North 200 East

Mr. Anderson gave background and explained the proposal.

Discussion was held regarding the structures that will be on the site, fuel tanks, direction of traffic in and out, and whether or not to place traffic restrictions on 1600 north.

Mr. Baker made a **motion** to **approve** the Site Plan for Staker Parsons located at 2100 North 200 East subject to the following conditions:

Conditions:

1. That they work with the Power department on the power poles.

2. That they meet the conditions imposed by the Planning Commission on the conditional use permit.
3. That the preferred truck routes be 2700 North or Industrial Park Drive.

Mr. Banks **seconded** and the motion **passed** all in favor.

FINAL PLATS

Maple Mountain Plat A

Applicant: Dave Simpson

Zoning: R-1-12

Location: approximately 1900 East Center Street

Mr. Anderson gave background and explained the proposal.

Discussion was held regarding addresses, parcel lines, connector's agreements, and the Cutbridge agreement.

Mr. Nielson asked about the connection to Mr. Grotegut's property.

Mr. Simpson said that they have a signed contract with Mr. Grotegut to either provide water or pay Mr. Grotegut for his crop value for up to two (2) years.

Mr. Nielson made a **motion** to **approve** the Final Plat for Maple Mountain Plat A located at approximately 1900 East Center Street subject to the following conditions:

Conditions:

1. That lot numbers 135 & 136 be included in the plat with the improvements consistent with the plat and the addresses adjusted to the city addresses.
2. That they meet the City's construction and development standards.
3. That the connector's agreement on the Cutbridge and the electrical line on 100 South are paid with the Final plat.

Mr. Foster **seconded** and the motion **passed** all in favor.

DRC BUSINESS

a. Storm water drainage in subdivisions

Doug Shorts was not present so this item will be continued.

Discussion was held regarding storm water on Maple Mountain and the drainage basin on Plat B.

Mr. Anderson explained his memo regarding project scheduling.

Discussion was held regarding the wind mills project.

ADJOURN

Mr. Banks **moved** to adjourn. Mr. Nielson **seconded** and the motion **passed** all in favor.

The meeting **adjourned** at 11:15 a.m.

Adopted: April 25, 2007

Shelley Hendrickson, Planning Secretary