

**Adopted Minutes
Spanish Fork City Development Review Committee
August 4, 2010**

The meeting was called to order at 10:10 a.m. by Richard Heap.

Staff Members Present: Richard Heap, Public Works Director; Chris Thompson, Assistant Public Works Director; Shelley Hendrickson, Planning Secretary; Dave Oyler, City Manager; Jered Johnson, Surveyor; Dave Munson, Planning Intern; Shawn Beecher, GIS Specialist; S. Junior Baker, City Attorney; Kelly Peterson, Power Superintendent; Dave Anderson, Community Development Director; Bart Morrill, Parks & Recreation Supervisor.

Citizens Present: Roger Knell, Mark S. Greenwood, Richard Broadbent.

MINUTES

July 28, 2010

Mr. Anderson **moved** to **approve** the minutes of July 28, 2010 with the noted corrections. Mr. Baker **seconded** and the motion **passed** all in favor.

FINAL PLAT

Spanish Highlands Ward

Applicant: LDS Church

General Plan: Residential 2.5 to 3.5 units per acre

Zoning: R-1-12

Location: 2150 East 100 South

Mr. Anderson explained that he felt the proposal was ready for approval.

Mr. Anderson **moved** to **approve** the Spanish Highlands Ward Final Plat located at 2150 East 100 South subject to the following condition:

Condition

1. That the applicant meets the City's construction and development standards.

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

Discussion was held regarding bonding.

SITE PLAN

Spanish Highlands Ward

Applicant: LDS Church

General Plan: Residential 2.5 to 3.5 units per acre

Zoning: R-1-12

Location: 2150 East 100 South

Mr. Anderson explained he was not sure that the proposal was ready for approval.

Mr. Johnson explained the Engineering Department issues regarding the detention area and how the storm drain flows.

Discussion was held regarding the slope of the detention basin.

Mr. Thompson explained to the applicant that it was up to them to submit a request for reimbursement on the detention basin and get something in writing from the City regarding reimbursement.

Discussion was held regarding fencing. Mr. Thompson said that the City did not want a site obscuring fence between the church site and the detention basin and additional discussion was held.

Mr. Oyler directed Chris Thompson to speak with Seth Perrins about the fencing and to review the issue with the City's insurance company (URMMA). Mr. Anderson said that he would speak with Seth Perrins.

Mr. Thompson explained what the side slope would need to be for the detention basin.

Mr. Anderson **moved** to **continue** the Spanish Highlands North Site Plan. Mr. Baker **seconded** and the motion **passed** all in favor.

Discussion was held regarding an excavation permit, bonding and a timeframe for excavation.

OTHER BUSINESS

There was none.

ADJOURNMENT

Mr. Anderson **moved** to **adjourn**. Mr. Baker **seconded** and the motion **passed** all in favor at 10:40 a.m.

Adopted: August 18, 2010

Shelley Hendrickson, Planning Secretary