



HOOPER CITY
PLANNING COMMISSION MEETING MINUTES
THURSDAY, JANUARY 9, 2025, 7:00PM
COUNCIL CHAMBERS
5580 W. 4600 S.
Hooper, UT 84315

The Hooper City Planning Commission held a work meeting at 6:00pm and their regular meeting at 7pm on January 9, 2025, at the Hooper City Civic Center located at 5580 W. 4600 S, Hooper, UT 84315.

PLANNING COMMISSION MEMBERS' PRESENT:

Amanda Prince
Bryce Widdison
Jase McCormick
Steve Wall
Gene Larson

COMMISSION MEMBERS EXCUSED:

CITY STAFF & CITY COUNCIL PRESENT:

Jamee Johnston – Deputy City Recorder
Malcolm Jenkins – City Planner
Brandon Richards – City Attorney - ZOOM

AUDIENCE PRESENT:

See attached list

6:00PM WORK MEETING

1. Discussion on Agenda Items

The Planning Commission held a work session where agenda items were discussed. Planning Commissioner Prince walked the newly appointed Planning Commissioners through how a meeting typically takes place. Planning Commission also discussed that planning commission chair can now vote.

7:00PM REGULAR MEETING

1. Meeting Called to Order

At 7:00pm Commissioner Prince called the meeting to order.

2. Opening Ceremony

a. Pledge of Allegiance

Commissioner Larsen led in the Pledge of Allegiance.

b. Reverence

Commissioner McCormick offered reverence.

3. Consent Items

a. Motion – Approval of Minutes dated December 12, 2024

Commissioner Prince announced that to approve the minutes they needed at least three commissioners that were at the meeting. The city attorney Richards recommended that they table it for lack of quorum.

COMMISSIONER WIDDISON MOTIONED TO TABLE THE MINUTES DATED DECEMBER 12, 2024, DUE TO LACK OF QUORUM. COMMISSIONER LARSEN SECONDED THE MOTION. VOTING AS FOLLOWS:

| <u>COMMISSIONER:</u> | <u>VOTE:</u> |
|-----------------------------|---------------------|
| WIDDISON | AYE |
| PRINCE | AYE |
| MCCORMICK | AYE |
| WALL | AYE |
| LARSEN | AYE |
| MOTION TABLED. | |

4. Action Items

a. Motion- Appointment of 2025 Planning Commission Chairperson

Commissioner Prince opened the appointment of 2025 Planning Commission Chairperson up for discussion.

Discussion was had by Planning Commission regarding who they wanted to take Planning Commission Chair.

COMMISSIONER WALL MOTIONED TO APPROVE PLANNING COMMISSIONER MCCORMICK AS PLANNING COMMISSION CHAIRPERSON. COMMISSIONER LARSEN SECONDED THE MOTION. VOTING AS FOLLOWS:

| <u>COMMISSIONER:</u> | <u>VOTE:</u> |
|-----------------------------|---------------------|
| WIDDISON | NAY |

| | |
|------------------|------------|
| PRINCE | NAY |
| MCCORMICK | AYE |
| WALL | AYE |
| LARSEN | AYE |

MOTION APPROVED.

b. Motion- Appointment of 2025 Planning Commission Vice-Chairperson

Commissioner McCormick opened for discussion on Planning Commission Vice-Chairperson.

Planning Commissioners discussed who they would like to be Planning Commission Vice-Chairperson.

COMMISSIONER WALL MOTIONED TO APPROVE PLANNING COMMISSIONER WIDDISON AS PLANNING COMMISSIONER VICE CHAIRPERSON. COMMISSIONER LARSEN SECONDED THE MOTION. VOTING AS FOLLOWS:

| <u>COMMISSIONER:</u> | <u>VOTE:</u> |
|-----------------------------|---------------------|
| WIDDISON | AYE |
| PRINCE | AYE |
| MCCORMICK | AYE |
| WALL | AYE |
| LARSEN | AYE |

MOTION PASSED.

c. Motion- Confirm time and place of regularly scheduled Planning Commission meetings for the year 2025.

The Planning Commission looked over the scheduled Planning Commission meetings for the year 2025.

COMMISSIONER LARSEN MOTIONED TO APPROVE THE PLANNING COMMISSION MEETINGS FOR THE YEAR 2025. COMMISSIONER WALL SECONDED THE MOTION. VOTING AS FOLLOWS:

| <u>COMMISSIONER:</u> | <u>VOTE:</u> |
|-----------------------------|---------------------|
| WIDDISON | AYE |
| PRINCE | AYE |
| MCCORMICK | AYE |
| WALL | AYE |

LARSEN

AYE

MOTION PASSED.

- d. Conditional Use Permit Request for Tanner Schmidt for an oversized structure totaling 3,720 sq. ft. located at 5335 W 5500 S.

The City Planner Malcolm Jenkins presented the plans with the pictures on display.

Tanner Schmidt - Hooper Resident

Tanner and Planning Commissioners clear up plan details about storage usage.

No Public Comment.

**COMMISSIONER WALL MOTIONED TO APPROVE THE
 CONDITIONAL USE PERMIT REQUEST FOR TANNER SCHMIDT
 FOR AN OVERSIZED STRUCTURE TOTALING 3,720 SQ. FT.
 LOCATED AT 5335 W 5500 S. COMMISSIONER LARSEN
 SECONDED THE MOTION. VOTING AS FOLLOWS:**

| <u>COMMISSIONER:</u> | <u>VOTE:</u> |
|-----------------------------|---------------------|
| WIDDISON | AYE |
| PRINCE | AYE |
| MCCORMICK | AYE |
| WALL | AYE |
| LARSEN | AYE |

MOTION PASSED.

- e. Conditional Use Permit request for Jacob Johnson for an oversized structure totaling 3,200 sq. ft. located at 5604 S 6800 W.

Malcolm Jenkins the City Planner presented the plans with a map and details on display.

Jacob Johnson- Hooper Resident

Explained his plans and stated it is for workshop projects and used to clean up his yard. Jacob Johnson and The Planning Commission have conversation about Jacob's plans.

No Public Comment.

COMMISSIONER PRINCE MOTIONED TO APPROVE THE CONDITIONAL USE PERMIT REQUEST FOR JACOB JOHNSON FOR AN OVERSIZED STRUCTURE TOTALING 3,200 SQ. FT. LOCATED AT 5604 S 6800 W. COMMISSIONER WALL SECONDED THE MOTION. VOTING AS FOLLOWS:

| <u>COMMISSIONER:</u> | <u>VOTE:</u> |
|-----------------------------|---------------------|
| WIDDISON | AYE |
| PRINCE | AYE |
| MCCORMICK | AYE |
| WALL | AYE |
| LARSEN | AYE |

MOTION PASSED.

f. Discussion/Motion- Allowed Uses and Fees/Fines.

Commissioner McCormick opened the discussion regarding the Allowed Uses and Fees/Fines.

Discussion between Planning Commission regarding the need to table the discussion due to newly appointed Planning Commissioners needing to catch up on the topic.

Planning Commission have some discussion on some concerns with some of the Allowed Uses and Fees/Fines.

COMMISSIONER PRINCE MOTIONED TO TABLE THE ALLOWED USES/ FINES AND FEES DISCUSSION TO FEBRUARY 13, 2025, MEETING. COMMISSIONER WALL SECONDED THE MOTION. VOTING AS FOLLOWS:

| <u>COMMISSIONER:</u> | <u>VOTE:</u> |
|-----------------------------|---------------------|
| WIDDISON | AYE |
| PRINCE | AYE |
| MCCORMICK | AYE |
| WALL | AYE |
| LARSEN | AYE |

MOTION TABLED.

5. Citizen Comment

(Resident(s) attending this meeting will be allotted 3 minutes to express a concern about any issue that IS NOT ON THE AGENDA. No action can or will be taken on any issue presented.)

David Robles- Hooper Resident

David wanted to know if there was a website that he can keep up to date on Hooper meetings. David was also concerned about sidewalks and a four-way at the Sinclair intersection at 5500 W 5500 S.

The Planning Commissioners let David know that agendas are posted on the Hooper website.

Tanner Schmidt- Hooper Resident

Tanner is concerned about the number of accidents at the Sinclair intersection at 5500 W 5500 S and wondered why it is not a four way like the next intersection to the west. Also is concerned about no sidewalks in the area.

The Planning Commissioners answered Tanners questions regarding the four-way planned to be put in at the Sinclair intersection.

Mayor Sheri Bingham announced that the four way is approved and will go in at the Sinclair intersection and that the speed limit is being looked at by UDOT. Mayor Bingham stated that the city is going to be looking at applying for funding for the sidewalks in the area.

The Deputy City Recorder Jamee Johnston swore in the newly appointed Planning Commissioners Jase McCormick, Gene Larsen, and Steve Wall.

6. Adjournment

AT APPROXIMATELY 7:54 PM, COMMISSIONER WIDDISON MOTIONED TO ADJOURN THE MEETING. COMMISSIONER PRINCE SECONDED THE MOTION. VOTING AS FOLLOWS:

| <u>COMMISSIONER:</u> | <u>VOTE:</u> |
|-----------------------------|---------------------|
| WIDDISON | AYE |
| PRINCE | AYE |
| MCCORMICK | AYE |
| WALL | AYE |
| LARSEN | AYE |
| MOTION PASSED. | |

Date Approved: _____

Jamee Johnston, Deputy City Recorder

APPROVED