

**Pleasant Grove City
City Council Special Meeting Minutes
October 4, 2018
5:00 p.m.**

PRESENT:

Council Members: Dianna Andersen
Eric Jensen
Cyd LeMone – Mayor Pro-Tem
Lynn Walker

Staff Present: Scott Darrington, City Administrator
Daniel Cardenas, Community Development Director
Kathy Kresser, City Recorder

Excused: Mayor Guy L. Fugal
Council Member Todd Williams

The City Council and staff met in the Library, Main Level, at 30 East Center Street.

5:00 P.M. SPECIAL MEETING

1. CALL TO ORDER

Mayor Pro-Tem LeMone called the meeting to order and noted that Mayor Fugal and Council Member Williams has asked to be excused. She also noted that Council Members Andersen, Jensen and Walker were present.

2. APPROVAL OF MEETING'S AGENDA

ACTION: Council Member Walker moved to approve the agenda. Council Andersen seconded the motion. The motion carried with unanimous consent of the Council.

3. ACTION ITEMS READY FOR VOTE:

- A.** To consider for approval a final plat, with 1 lot and 1 parcel, called Valley Grove Business Park Plat 'H' on property located at 1867 W Pleasant Grove Boulevard in the Interchange Subdistrict of The Grove Zone. **(SAM WHITE'S LANE NEIGHBORHOOD)** (Daniel Thomas Applicant)

Director Daniel Cardenas reported that both items are in the staff report and noted that he will present both items at the same time, however, each item will need a separate motion.

Director Cardenas noted that Item 1 is a subdivision plat which will be creating a single lot and a parcel. The zoning of the property is the Interchange Subdistrict and consists of 2.3 acres. He then showed the layout of the site plan and indicated that the building is a single story building with 3 leasable unites. The total area of the building is about 11,000 square feet. The parking will be in the back off of the building with a street landscaping buffer of 25' which is required and shown on the plat.

There is one issue that needs to be addressed and that is that there is an access on the south side of the property that will need to be shifted when UDOT purchases the land from St. John Properties for the right-of-way. There is a note on the plat that says "Access to Pleasant Grove Blvd to be installed as approved by UDOT." When the access is worked out a minor site plan amendment that will come before the Council for approval.

Next Director Cardenas commented that both items have been before the Design Review Board (DRB) and the Planning Commission and has been found to meet the requirements for the urban design as well as building materials and design.

Mayor Pro-Tem LeMone asked if the applicant had anything else to add. Daniel Thomas thanked the Council for meeting on Thursday night to hear this item. He noted that there are 2 signed leases in this building and they want to move in as quickly as possible. He then gave an update on the UDOT issue. He stated that the access has been accepted by UDOT but because they have not acquired the right-of-way it has not been approved. The contracts are in place and waiting for approval.

Mayor Pro-Tem LeMone asked Mr. Thomas if he was able to disclose who they have under contract for the building. Mr. Thomas replied that the Village Baker is one of them. He then thanked the Council for allowing a drive through in the Grove area. The other company is Aesthetica Medical which is a day spa.

ACTION: Council Member Walker moved to approve a final plat, with 1 lot and 1 parcel, called Valley Grove Business Park Plat 'H' on property located at 1867 W Pleasant Grove Boulevard in the Interchange Subdistrict of The Grove Zone. Council Member Jensen seconded the motion. The motion carried with unanimous consent of the Council.

B. To consider for approval a site plan for a multi-tenant retail building on property located at 1867 W Pleasant Grove Boulevard in the Interchange Subdistrict of The Grove Zone. (**SAM WHITE'S LANE**) (Daniel Thomas Applicant)

ACTION: Council Member Jensen moved to approve a site plan for a multi-tenant retail building on property located at 1867 W Pleasant Grove Boulevard in the Interchange Subdistrict of The

Grove Zone. Council Member Andersen seconded the motion. The motion carried with unanimous consent of the Council.

Mayor Pro-Tem LeMone called for a motion to adjourn.

ACTION: Council Member Jensen moved to adjourn. Council Member Walker seconded the motion. The motion carried with unanimous consent of the Council at 5:11 p.m.

The City Council Special Meeting Minutes of October 4, 2018 were approved by the City Council on October 16, 2018.

Kathy T. Kresser, City Recorder, MMC

(Exhibits are in the City Council Minutes binders in the Recorder's office.)