

**Approved Minutes of the
BOUNTIFUL CITY PLANNING COMMISSION
Tuesday, August 20, 2024 – 5:00 p.m.**

Official notice of the Planning Commission Meeting was given by posting an agenda at City Hall, and on the Bountiful City Website and the Utah Public Notice Website.

Planning Department Conference Room
795 South Main Street, Bountiful, Utah 84010

Present:	Planning Commission	Chair Lynn Jacobs, Jim Clark, Beverly Ward, Krissy Gilmore, and Richard Higginson
	Planning Director	Francisco Astorga
	Senior Planner	Amber Corbridge
	City Engineer	Lloyd Cheney
	City Attorney	Bradley Jeppson
	Recording Secretary	Sam Harris
Excused:	Planning Commission	Sean Monson and Alan Bott

1. Welcome

Chair Jacobs called the meeting to order at 5:09 p.m. and welcomed everyone. Commissioner Gilmore was sworn in by the City Recorder as the reappointed.

2. Consideration to approve meeting minutes from August 06, 2024

Commissioner Ward had two edits: a repeated word and a typo. Commissioner Ward motioned to approve the minutes from August 06, 2024, with the changes mentioned, and Commissioner Higginson seconded the motion. The motion was approved with Commissioners Jacobs, Clark, Ward, and Higginson voting “aye.” Commissioner Gilmore abstained.

3. Final Architectural and Site Plan Review for Bountiful Flex Garages at 260 North 500 West

Senior Planner Corbridge presented the item as outlined in the packet.

Brian Knowlton and Randy Beyer, the co-applicants, explained the delay in the application. They also requested that their architect render the landscape plan instead of a landscape architect due to cost, unless it is a requirement for a landscape architect to do the landscape plan.

Commissioner Jacobs asked Staff if the conditions are a zoning code requirement to have a landscape architect approved stamp. Planning Director Astorga clarified that it is a zoning code

requirement and reminded the Commission that as an administrative item the Commission's responsibility was to apply the code.

Commission Higginson questioned the cost in obtaining the landscape plan stamped by a landscape architect. Randy Beyer stated that the cost is typically between \$2,000 and \$3,500.

Commissioner Higginson motioned to forward a positive recommendation to the City Council subject to the following conditions.

1. All units will only be used for indoor vehicle storage. Traditional storage units are prohibited.
2. A signed/stamped landscape plan shall be provided during the building permit review consistent with the landscaping provided on the overall Site Plan, and applicable landscaping requirements.

Commissioner Gilmore seconded the motion. The motion was approved with Commissioners Jacobs, Clark, Ward, Gilmore, and Higginson voting "aye".

4. Planning Director's Report/Update

Planning Director Astorga gave an update on the General Plan stating that a Work Session with the City Council is coming up next week on August 27, 2024, the City Council is going to be reviewing the Existing Conditions Report. He also gave an update about the possibility of only holding one Planning Commission Meeting in September.

5. Adjourn

Chair Jacobs adjourned the meeting at 5:21 p.m.