

TOOELE CITY PLANNING COMMISSION MINUTES
October 12, 2011

Place: Tooele City Hall Council Chambers
90 North Main Street, Tooele Utah

Commission Members Present:

John Curwen, Chair
Melanie Hammer
Matt Robinson
Bob Gowans
Fran Garcia
Ken Spence
Chris Sloan
Phil Montano

Commission Members Excused:

Steve Dale

City Employees Present:

Rachelle Custer, City Planner
Cary Campbell, Public Works Director
Paul Hansen, City Engineer
Roger Baker, City Attorney
Councilman Shawn Milne

Chairman Curwen called the meeting to order at 7:00 p.m.

1. **Pledge of Allegiance**

The Pledge of Allegiance was led by Commissioner Spence.

2. **RECOMMENDATION on final plat approval for Overpass Point
Subdivision lots 2 & 3 amended. A 6.96 acre two lot subdivision located at
1600 N Pine Canyon Rd.**

Presented by Rachelle Custer

Ms. Custer stated that the applicant was not present at the meeting, she sent a notice to the applicant and it came back undeliverable. She explained that Tooele Cinema 6 was purchased by United Entertainment Corporation (UEC). UEC is changing the existing theaters to stadium seating and adding three more theatres. There will be a total of nine theaters. They have purchased approximately one acre to the north of the building for the expansion of the theater and additional parking. The proposed subdivision will change the existing lot lines in order to incorporate new property into lot 3. The full one acre will not be developed immediately, part of it will be used for parking, part for storm drain

retention, and if needed they will develop more parking at a later date. New curb, gutter and sidewalk will be installed on Pine Canyon Rd as part of the addition. Curb and gutter was not required when the subdivision was previously developed and they have already bonded for it. A copy of the subdivision plat and site plan is included for in the Commissioners packet. Staff recommends approval of the subdivision.

Chairman Curwen asked if there will be additional entrances' into the lot?

Ms. Custer said "no" there will only be the existing entrances'.

Commissioner Robinson moved to make a positive recommendation to the City Council on final plat approval for Overpass Point Subdivision lots 2 & 3 amended. A 6.96 acre two lot subdivision located at 1600 N Pine Canyon Rd. Commissioner Garcia seconded the motion. All members present voted "Aye".

3. **Review and Approval of Planning Commission minutes for meeting held September 28, 2011.**

Commissioner Spence moved to approve the minutes as presented. Commissioner Gowans seconded the motion. All members present voted "Aye".

4. **Adjourn**

Commissioner Gowans moved to adjourn the meeting. Commissioner Garcia seconded the motion. All members present voted "Aye". The meeting adjourned at 7:04 p.m.

Approved this 14th day of December 2011

Chairman John Curwen