

## **MINUTES OF THE REGULAR MEETING OF THE PLANNING AND LAND USE COMMISSION**

### **CENTRAL VALLEY TOWN, SEVIER COUNTY, UTAH**

A regular meeting of the Planning and Land Use Commission of Central Valley Town was held on December 10, 2024, at 7:30 pm at the Central Valley Town Hall, Central Valley Utah after due and timely notice had been provided pursuant to Section 52-4-2, UCA, 1953, as amended.

**COMMISSION MEMBERS PRESENT:** Brandon Barney, Cassie Bateman, Leanne Pope, Aaron Tenney

**SECRETARY:** Karen Busk

**MAYOR AND TOWN COUNCIL REPRESENTATIVE:** Susan Outzen

**PUBLIC PRESENT:** Brad Eyre, Jason Monroe and Robyn Ames

**WELCOME:** Brandon Barney

**PLEDGE OF ALLEGIANCE:** Led by Brandon Barney

**Minutes Approval:** Cassie made a motion to approve the minutes for the regular November 13, 2024 meeting. Leanne seconded the motion. All members voted yes; meeting minutes approved.

### **AGENDA**

#### **1. Zach Cropper/Jason Monroe – Lot Line Adjustment**

Jason Monroe came before the commission to request a lot line adjustment. Brandon explained that the property could be sold as is where it was approved in 2015.

#### **2. Brad Eyre –Review of Eyre Estates Subdivision**

Members reviewed the checklist with Mr. Eyre. Susan told him that the Central Valley Town Engineer will review the Geo-hazard that is on the checklist. Lot one purchaser has to be aware of the well for leach lines. Brad told commission members that the hydrostatic test is to be performed by Jones & Demille Engineering. Susan or Brandon will be taking the plat to Jones & Demille for review. Brad had spoken to Mayor Gary Barney concerning the hydro testing and perhaps having a separate engineer to do that testing.

#### **3. Land Use Ordinance update**

A discussion on what needs to be reviewed with the ordinance was brought up. Brandon suggested that we review section 1-5 in January and sections 6-11 in February.

#### **Other Business:**

Next meeting will be: February 12, 2025.

### **ADJOURNMENT**

1. A motion was made to adjourn by Brandon; Aaron seconded the motion. All members voted yes.  
Motion carried.

**Minutes submitted by:** Karen Busk

**Minutes approved:** \_\_\_\_\_