

1 River Heights City Planning Commission
2 Minutes of the Meeting
3 April 29, 2014
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5 Present: Commission members: Rex Davidsavor, Chairman
6 Danny Petersen
7 Jim Royle
8 Patti Seeholzer
9 Lorin Zollinger

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11 Mayor James Brackner
12 Council Members: Blake Wright
13 Dixie Wilson
14 Recorder Sheila Lind
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17 Others Present: Mike Kelly, Kevin Opsal, Darlene Craney
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19 Motion #1

20 Commissioner Seeholzer moved to “approve the minutes of the April 15, 2014
21 Commission Meeting.” Commissioner Petersen seconded the motion, which carried.
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24 Proceedings of the Meeting
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26 The River Heights City Planning Commission met at 7:00 p.m. in the Ervin R. Crosbie
27 Council Chambers on April 29, 2014.

28 Adoption of Prior Minutes: Minutes for the April 15, 2014 Planning Commission
29 Meeting were reviewed.

30 **Commissioner Seeholzer moved to “approve the minutes of the April 15, 2014
31 Commission Meeting.” Commissioner Petersen seconded the motion, which carried.**

32 Workshop to Discuss Stewart Hill Parks/Recreation Property: Councilmember Wright
33 introduced Consultant Mike Kelly. They met last Saturday, at which time Mr. Wright shared as
34 much background information as he could remember concerning the property. He also told
35 him this group is interested in a park/cemetery. Cathy Wood was tied up and couldn’t attend
36 this meeting. He turned the time over to Mr. Kelly.

37 Mr. Kelly handed out two conceptual plans and reviewed them (included in these
38 minutes). He designed narrow roads to preclude heavy traffic. The cemetery could work

39 independently of Providence, or it could be combined. In regards to the roads, Mayor Brackner
40 informed there is an issue with the garbage trucks and snow plow coming from the east. Mr.
41 Kelly said they could turn around in the parking lot he has designed.

42 Commissioner Davidsavor asked about the possibility for a nitch wall for cremations or a
43 baby area. Mr. Kelly has left an area on the west side for this.

44 Councilmember Wright was surprised there weren't more cemetery plots. He suggested
45 trying to figure out how many River Heights might need. The Utah Cemetery and Parks
46 Association or Cathy Wood might be able help come up with that number. Mayor Brackner said
47 the number of plots will be price sensitive. He suggested offering the same price as Providence,
48 except for River Heights residents would get a discount.

49 Councilmember Wright suggested contacting Johnson's about acquiring the triangular
50 piece next to the Tullis property. It makes sense from a planning stand point. He could check
51 with the Council to see if this is something the city would want to pursue.

52 Commissioner Davidsavor discussed the installation of a nitch wall, which could hold
53 about 1,000 urns.

54 Discussion was held on the road going through, east to west. Councilmember Wright
55 said he wouldn't mind it. Mr. Kelly suggested there are some things they can do to slow traffic.

56 Before the next meeting, Councilmember Wright will talk with Cathy Wood about the
57 number of plots that would be appropriate for a city the size of River Heights and ask the
58 Council about approaching Johnson's.

59 Commissioner Zollinger would like the parking lot on the west side since more of the city
60 is on this side. Mr. Kelly felt the east is a more direct access for visitors.

61 They discussed talking to Providence about the possibility of connecting to their
62 cemetery.

63 Commissioner Royle will call Johnson's (Larry Jardine or Dick Sackett). Councilmember
64 Wright will meet with Cathy Wood and Mike Kelly to come up with an estimated plot number.
65 Mr. Wright will also talk with Bob Davis about the protection strip he has on the east side. Mr.
66 Royle and Mr. Wright will set up a private meeting with the Providence mayor and maybe a
67 council member. If Mr. Royle isn't available, Commissioner Davidsavor will go. These items will
68 happen by the next meeting on the 20th of May.

69 Mayor Brackner asked how the Commission felt about Bob Davis asking \$10,000 for his
70 protective strip. Councilmember Wright informed that Mr. Davis' subdivision was built in 1979.
71 After 35 years, the value of the improvements has gone down. If Mr. Davis won't negotiate, the
72 city can make a design without access on the east side. Mayor Brackner confirmed that Mr.
73 Davis still desires \$10,000.

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75 Discussion was held on the street improvement addition to the City Code.
76 Councilmember Wright informed, it will go in the subdivision ordinance.

77 Regarding changes to the General Plan, an advertisement will be placed for a public
78 hearing on May 20th to start the process. They also plan to discuss the parks/cemetery in 3
79 weeks.

80 Discussion was held on zoning changes in the General Plan. Councilmember Wilson
81 would like to see the old church raised and the property put into grass. The parking lot could
82 stay. She wants it all to be zoned 'parks' for perpetuity. She will check on costs for tearing
83 down the building. She was told Michael Ballam is allowed 188 days to vacate. If he moves out,
84 she'd like it gone. She'd like this area included in the parks zone since it's in the center of the
85 city. Commissioner Zollinger would like it landscaped, not just a parking lot.

86 The meeting adjourned at 8:15 p.m.

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Sheila Lind, Recorder

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93 R. Rex Davidsavor, Chairman