



# Hildale City Planning Commission

Monday, April 28, 2025 at 6:00 PM  
320 East Newel Avenue, Hildale City, Utah 84784

## Minutes

### Welcome, Introduction and Preliminary Matters: Presiding Officer

Vice Chair Wall called the meeting to order at 6:05 pm.

### Roll Call of Commission Attendees: City Recorder Jessop

#### PRESENT

Chair Thirkle Nielsen  
Vice Chair Elissa Wall  
Commissioner Rex Jessop  
Commissioner Jeromy Williams

#### ABSENT

Commissioner Teresa Barlow

### Pledge of Allegiance: By Invitation of Presiding Officer

Vice Chair Wall lead the pledge.

### Conflict of Interest Disclosures: Commissioners

None

### Approval of Minutes of Previous Meetings: Commissioners

1. Consideration, discussion and possible approval of Planning and Zoning Minutes for March 11, 2025.

Motion made by Vice Chair Wall to approve Planning and Zoning Minutes for March 11, 2025.,  
Seconded by Commissioner Jessop.

Voting Yea: Chair Nielsen, Vice Chair Wall, Commissioner Jessop, Commissioner Williams

Motion Carries

### Public Comments: (3 minutes each - Discretion of Presiding Officer)

No comments

### Reports:

### Public Hearing:

2. The purpose of this hearing is to receive public comment concerning a request to rezone parcel HD-SHCR-3-39A commonly addressed as 840 North Maple Street, Hildale, Utah from General Commercial (GC) to Residential Multiple-Family (RM-3).

Motion made by Vice Chair Wall to go into a public hearing concerning a request to rezone parcel HD-SHCR-3-39A commonly addressed as 840 North Maple Street, Hildale, Utah from General Commercial (GC) to Residential Multiple-Family (RM-3), Seconded by Commissioner Williams.

Voting Yea: Chair Nielsen, Vice Chair Wall, Commissioner Jessop, Commissioner Williams

Motion Carries

Jim Park addressed himself as the applicant. He pointed out an error on the agenda where it states there is only 1 parcel and explained why there are 3 parcels on the application.

Motion made by Vice Chair Wall to close public hearing concerning a request to rezone parcel HD-SHCR-3-39A, commonly addressed as 840 North Maple Street, Hildale, Utah from General Commercial (GC) to Residential Multiple-Family (RM-3), Seconded by Commissioner Williams.

Voting Yea: Chair Nielsen, Vice Chair Wall, Commissioner Jessop, Commissioner Williams

Motion Carries

**Unfinished Commission Business:**

**New Commission Business:**

3. Consideration, discussion, and possible action concerning a request to rezone parcel HD-SHCR-3-39A, commonly addressed as 840 North Maple Street, Hildale, Utah from General Commercial (GC) to Residential Multiple-Family (RM-3)

Commissioner Williams had questions on the utilities/water pressure of the area.

Vice Chair Wall invited Jerry Postema to give the Staff Report on this parcel.

Jerry Postema gave a report and confirmed there is adequate water pressure on this parcel.

Motion made by Commissioner Jessop to approve a request to rezone parcel HD-SHCR-3-39A, HD-SHCR-3-36A-1, & HD-SHCR-3-36-B commonly addressed as 840 North Maple Street, Hildale, Utah from General Commercial (GC) to Residential Multiple-Family (RM-3), Seconded by Vice Chair Wall.

Voting Yea: Chair Nielsen, Vice Chair Wall, Commissioner Jessop, Commissioner Williams

Motion Carries

**Commissioners Comments:** (10 minutes total)

Commissioners comments of issues not previously discussed in the meeting.

Commissioner Jessop requested a zone map that can be viewed during the meetings.

Recorder Jessop introduced Russell Jessop to the commissioners as a possible candidate for a commissioner.

The Commissioners expressed gratitude and extended a welcome invitation to Russell Jessop

**Executive Session:** As needed

NA

**Adjournment:** Presiding Officer

Meeting adjourned at 6:25pm.

Minutes were approved at the Planning Commission Meeting on \_\_\_\_\_.

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Maxene Jessop, City Recorder