

Newton Planning Commission Meeting
August 10, 2023, 7:00 P.M.
Newton Town Hall, 51 South Center, Newton UT
Minutes

Agenda

1. Call to Order/Roll Call
2. Opening Ceremony Martin Empey
3. Approval of June 2023, minutes
4. Junius Hansen, lot division, 360 West 100 South, preliminary plan
5. Draft animal code review
6. Adjournment

1. Roll Call

Members present: Cass Bleazard, Justin Cooley, Martin Empey, and Barry Myers

Absent: Rich Olsen and Karla Ferguson. Acting Recorder – Kelli Myers

Others present: Anzl Rhodes, Bri Rhodes and Brett Petersen

2. Opening Ceremony – by Martin Empey

3. Minutes for June 2023, approved.

4. Junius Hansen, lot division, 360 West 100 South, preliminary plan – Bri & Anzl Rhodes presented a plan to subdivide Junius Hansen parcel 13-028-0047. The lot is currently 1.88 acres in an “L” shape. Junius would like the lot divided into two lots of 1.24 acres separated from the corner lot with his home with .64 acres. The Rhodes presented a survey and septic permit from Bear River Health Department for the new lot. Both lots meet street frontage requirements. Justin Cooley clarified that building permits are not being issued for new home construction because of the water connection moratorium. The Rhodes states they are aware of the ongoing concern with water. All of the Planning Commission members present approved the preliminary plan for the subdivision. The next step is to get preliminary approval from Newton Town Council.

5. Draft animal code review- Barry Myers stated that Rich Olsen emailed the draft animal code a few weeks ago and no comments were sent to him. Martin Empey shared concerns that if the ground is unused for one year, then it loses its rights. He proposes 2 or 3 years instead to make it less restrictive. Justin expressed his opinion that 4H projects should be exempted because of educational purposes. Brett Petersen asked for clarification on not in use for one year being extended and if this applies to variances granted or those grandfathered in. Brett Petersen stated that the Town Council would like egregious violations not to be continued. In that respect, he would be in favor of the more restrictive year-long period. Martin Empey countered with an example of Daires. Justin Cooley reminded him that Daires are zoned agriculture not residential, so it does not apply. There was a discussion about various possibilities. Barry Myers discussed options that are being looked at including the point system. Justin Cooley pointed out that ultimately, they want to avoid variances and bring everyone into compliance. Because of that he would be inclined to support a shorter year period.

Other Business: Barry Myers discussed that the Newton Town Council approved the enforcement of right-of-way policies. The Mayor is working on sending out notices to those in violation of the right-of-way and will encourage all residents to comply.

6. The meeting adjourned.

Minutes prepared by: _____
Karla R. Ferguson, Newton Town Clerk Approval Date _____