



MEETING MINUTE SUMMARY

MOUNTAINOUS PLANNING DISTRICT PLANNING COMMISSION MEETING

Thursday, October 19, 2023 3:00 p.m.

Approximate meeting length: 1 hour 35 minutes

Number of public in attendance: 10

Summary Prepared by: Wendy Gurr

Meeting Conducted by: Commissioner Despain

***NOTE:** Staff Reports referenced in this document can be found on the State and County websites, or from Salt Lake County Planning & Development Services.

ATTENDANCE

Commissioners	Public Mtg	Business Mtg	Absent
James Palmer	x	x	
Nicole Omer	x	x	
Don Despain	x	x	
Burke Staker (Vice Chair)			x
Sarah Reale	x	x	
Daniel Schoenfeld	x	x	
Mackenzie Sorenson (Chair)			x
John Knoblock	x	x	

Planning Staff / DA	Public Mtg	Business Mtg
Wendy Gurr	x	x
Brian Tucker	x	x
Jim Nakamura	x	
Ryan Anderson	x	
Zach Shaw (DA)	x	x

Commissioner Knoblock motioned to nominate Commissioner Despain for Chair Pro Tem, Commissioner Palmer seconded that motion. Commissioners voted unanimous in favor (of commissioners present).

BUSINESS MEETING

Meeting began at – 3:04 p.m.

- 1) Approval of the August 23, 2023 Planning Commission Meeting Minutes. (Motion/Voting)

Motion: To continue the August 23, 2023 Planning Commission Meeting Minutes to the November 16th Meeting.

Motion by: Commissioner

2nd by: Commissioner

Vote: Commissioners voted unanimous in favor (of commissioners present)

Approval of the September 7, 2023 Planning Commission Meeting Minutes. (Motion/Voting)

Motion: To approve the September 7, 2023 Planning Commission Meeting Minutes as presented.

Motion by: Commissioner Palmer

2nd by: Commissioner Knoblock

Vote: Commissioners voted unanimous in favor (of commissioners present)

- 2) Other Business Items (as needed)

No other business items to discuss.

PUBLIC HEARING(S)

Hearing began at – 3:10 p.m.

OAM2023-000994 - An ordinance amending the following sections of the Salt Lake County Code of Ordinances, 2001: 19.12.020 (permitted uses in the FR zone), 19.12.030(g)(conditional uses in the FR zone), and 19.54.020 (permitted uses in the FA zone) to have distinct regulations in the FR and FA zones with regards to animal uses and their associated impacts on adjoining properties, the environment, and the well-being of animals; and making other related changes. **Presenter:** Brian Tucker and Zach Shaw (Motion/Voting)

Greater Salt Lake Municipal Services District Planning Manager Brian Tucker provided an analysis of the amendment and proposed changes.

Speaker # 1: SLCo Engineering

Name: Bob Thompson

Address: 2001 South State Street

Comments: Provided a presentation and asks that the amendment be approved as provided.

Commissioners, staff and counsel had a brief discussion regarding existing and new/rebuilt structures and google screenshots of the areas along the creek upon adoption of the ordinance, existing fencing or corral crossing over streams, and if new fencing or structures would need to have setbacks, 25% additional setback reduction for riparian environment and enforcement.

Commissioner Knoblock motioned to open the public hearing, Commissioner Omer seconded that motion. Motion passed.

PUBLIC PORTION OF HEARING OPENED

Speaker # 2: Citizen

Name: Cathy Williams

Address: 15191 South Rose Canyon Road

Comments: Ms. Williams said her concerns about manure removal during cold weather. Most horses living there do not have e. coli. Invite the bureau of land management to address problems on their land, horses are being ridden all summer long and BLM should supply water for their horses. There will be a smelter on the south side of Kennecott and will take decades to get clean water back. How is code enforcement going to enforce with not enough manpower.

Speaker # 3: Citizen

Name: Patricia Stanko

Address: 15145 South Rose Canyon Road

Comments: Ms. Stanko provided a YouTube drone video and explained the areas, contending that riparian corridor already exists; largest mountain lions in the state in the area. Everyone goes to the creek to drink, and horses aren't just drinking there. Horses do not carry e. coli, and many other animals are in the creek. Parking lots full of horse trailers.

Speaker # 4: Citizen

Name: Kathy Fuller

Address: 15467 Rose Canyon Road

Comments: Ms. Fuller said confused why they have two meetings for the exact same thing. Had her vet come out and provided an email from her veterinarian regarding e. coli 0157:H7. Ms. Fuller read the email supplied. Supplied other studies, and other animals carry e. coli, horses do not. Confirmed that if they already have structures, if left as is non-conforming runs with the property. The creek they are concerned about is owned by Rose Creek Irrigation, but culinary water is HOA owned. Need to have an 83% reduction in e. coli to meet standards and moving horses back will not solve the problem. Cattle is used for fire prevention.

Speaker # 5: Citizen

Name: Billy Cartner

Address: 15556 South Arnold Hollow Road

Comments: Mr. Cartner said everything he has studied concludes this has been a waste of time and doesn't know why it keeps coming up.

Speaker # 6: Citizen

Name: Kim Zacherson

Address: 14594 South Rose Canyon Road

Comments: Ms. Zacherson said she heard the county is being fined and looking at another fine. She has two studies, one is from a veterinary center and read from the study. She said they are not in a watershed and Salt Lake County did not meet with the Hi-Country board and needs to be taken out of the record. She wants to make it clear and hasn't found a board member who did meet with SLCO. Wants to submit reports that e. coli is not an issue in horses.

Commissioner Omer motioned to close the public hearing, Commissioner Palmer seconded that motion. Motion passed.

PUBLIC PORTION OF HEARING CLOSED

Mr. Shaw advised community councils were just notified and have not had an opportunity to review and requested this item be continued to the November meeting after the public hearing.

Commissioners, staff, and counsel had a brief discussion regarding investigating e. coli in horses and whether that is a problem and if we need to mitigate different animals contributing to the e. coli. Wildlife doesn't need to be mitigated in watershed. Sites say horses don't carry e. coli and other sources say cows up in the canyon carry e. coli and horses carry e. coli but not the ones that are hazardous. Mr. Thompson identified markers and certain testing has only been done a few times because of the cost. EPA gives tools to work with the problem.

Motion: To continue application # OAM2023-000994 An ordinance amending the following sections of the Salt Lake County Code of Ordinances, 2001: 19.12.020 (permitted uses in the FR zone), 19.12.030(g)(conditional uses in the FR zone), and 19.54.020 (permitted uses in the FA zone) to have distinct regulations in the FR and FA zones with regards to animal uses and their associated impacts on adjoining properties, the environment, and the well-being of animals; and making other related changes to the November 16th planning commission meeting after the community councils have an opportunity to make a recommendation. Staff to prepare a report with scientific data of E coli testing up and down stream of area of concern.

Motion by: Commissioner Knoblock

2nd by: Commissioner Palmer

Vote: Commissioners voted unanimous in favor (of commissioners present)

Commissioner Despain adjourned.

MEETING ADJOURNED

Time Adjourned – 4:39 p.m.

DRAFT