



Planning and Development Services

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GREATER SALT LAKE
**Municipal Services
District**

Mountainous Planning District Planning Commission

Public Meeting Agenda

Thursday, June 20, 2024 3:00 P.M.

LOCATION:

Join meeting in WebEx

Meeting number (access code): 961 841 420

<https://slco.webex.com/meet/wgurr>

Join meeting in WebEx (download available at <https://www.webex.com/downloads.html> for Windows, Android, and Apple devices)

Tap to join from a mobile device (attendees only)

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Access code: 961 841 420

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Join from a video conferencing system or application

Dial wgurr@slco.webex.com

You can also dial 173.243.2.68 and enter your meeting number.

Need help? Go to <http://help.webex.com>

**Anchor Location: 2001 South State Street
North Building, Room N1-110**

UPON REQUEST, WITH 5 WORKING DAYS NOTICE, REASONABLE ACCOMMODATIONS FOR QUALIFIED INDIVIDUALS MAY BE PROVIDED. PLEASE CONTACT WENDY GURR AT 385-468-6707.

TTY USERS SHOULD CALL 711.

The Planning Commission Public Meeting is a public forum where, depending on the agenda item, the Planning Commission may receive comment and recommendations from applicants, the public, applicable agencies and MSD staff regarding land use applications and other items on the Commission’s agenda. In addition, it is where the Planning Commission takes action on these items, which may include approval, approval with conditions, denial, continuance, or recommendation to other bodies as applicable.

BUSINESS MEETING

- 1) Approval of the April 18, 2024 Planning Commission Meeting Minutes. (Motion/Voting)
- 2) Other Business Items. (As Needed)

PUBLIC HEARING(S)

OAM2024-001119 - An ordinance amending Title 9, entitled “Health and Safety” and Title 19, entitled “Zoning” of the Salt Lake Code Of Ordinances, 2001, to provide greater consistency with the Wildland-Urban Interface Code (“WUI”) in the following areas: 1) revision of chapter 9.90 to

clarify the scope of WUI in unincorporated Salt Lake County, the officials who implement WUI, and the process for creating defensible space; 2) revision of the Foothills And Canyon Overlay Zone (FCOZ) to clarify interaction between WUI and FCOZ; 3) revision of chapter 19.94 to provide penalties for failure to comply with WUI; and making other related changes. **Presenting:** Brian Tucker and Zach Shaw (Motion/Voting)

ADJOURN

Rules of Conduct for the Planning Commission Meeting

1. Applications will be introduced by a Staff Member.
2. The applicant will be allowed up to 15 minutes to make their presentation.
3. The Community Council representative can present their comments.
4. Persons in favor of, or not opposed to, the application will be invited to speak.
 - a. Speakers will be called to the podium by the Chairman.
 - b. Because the meeting minutes are recorded it is important for each speaker to state their name and address prior to making any comments.
 - c. All comments should be directed to the Planning Commissioners, not to the Staff or to members of the audience.
 - d. For items where there are several people wishing to speak, the Chairman may impose a time limit, usually 3 minutes per person, or 5 minutes for a group spokesperson.
5. Persons opposed to the application will be invited to speak.
6. The applicant will be allowed 5 minutes to provide concluding statements.
 - a. After the hearing is closed, the discussion will be limited to the Planning Commission and the Staff.

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MEETING MINUTE SUMMARY

MOUNTAINOUS PLANNING DISTRICT PLANNING COMMISSION MEETING

Thursday, April 18, 2024 3:00 p.m.

Approximate meeting length: 50 minutes

Number of public in attendance: 0

Summary Prepared by: Wendy Gurr

Meeting Conducted by: Commissioner Staker

***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	x	
Sarah Reale			x
Daniel Schoenfeld	x	x	
Mackenzie Sorenson (Chair)	x	x	
John Knoblock			x
Dallas Bullock	x	x	
Bonnie McAllister	x	x	

Planning Staff / DA	Public Mtg	Business Mtg
Wendy Gurr	x	x
Kayla Mauldin	x	x
Helen Peters	x	x
Ryan Anderson	x	x
Zach Shaw (DA)	x	x

BUSINESS MEETING

Meeting began at – 3:01 p.m.

- 1) Approval of the March 21, 2024 Planning Commission Meeting Minutes. (Motion/Voting)

Motion: To approve the March 21, 2024 Planning Commission Meeting Minutes as presented.

Motion by: Commissioner Despain

2nd by: Commissioner Sorenson

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

- 2) Other Business Items (as needed)

Advised to report received training and any other training received by staff or online.

PUBLIC HEARING(S)

Hearing began at – 3:12 p.m.

OAM2024-001114 Accessory Dwelling Unit Ordinance Amendments: Salt Lake County is considering amendments to Chapter 19.15 of County Code, *Accessory Dwelling Units*. The proposed amendments make

changes to required lot size, setbacks, height, and parking for accessory dwelling units (ADUs). The intent of the proposed ordinance amendments is to further the implementation of Salt Lake County's Moderate Income Housing Plan and reduce barriers to ADU construction in Unincorporated Areas. Planning Staff will give a presentation on the proposed amendments. Following the presentation, the Commission will hold a public hearing to gather public input on the proposed amendments. After the public hearing, the Commission may recommend that the Salt Lake County Council adopt, adopt with revisions, or not adopt the amendments to Chapter 19.15. **Planner:** Kayla Mauldin (Hearing / Motion)

Greater Salt Lake Municipal Services District Long Range Planner Kayla Mauldin provided an analysis of the amendment and proposed changes.

Commissioners and staff had a brief discussion regarding new structure and setbacks, on-site parking, percentage increase of additional properties, water contracts and other barriers, separate metering, and water availability by water provider requirement.

Commissioner Sorenson motioned to open the public Hearing, Commissioner Omer seconded that motion.

PUBLIC HEARING OPENED

No one from the public was present to speak.

Commissioner Sorenson motioned to close the public Hearing, Commissioner Omer seconded that motion.

PUBLIC HEARING CLOSED

Commissioners and staff had a brief discussion regarding reducing the lot size, creation of ADU's, lots and percentages between lot sizes.

Motion: To recommend approval of file #OAM2024-001114 **Accessory Dwelling Unit Ordinance Amendments:** with inclusion of the Salt Lake County planning commission recommendation and adding a provision that ADU approval is subject to water and other utility availability from the water/utility providers.

Motion by: Commissioner Omer

2nd by: Commissioner Bullock

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

Commissioner Burke adjourned.

MEETING ADJOURNED

Time Adjourned – 3:51 p.m.