



MEETING MINUTE SUMMARY

SALT LAKE COUNTY PLANNING COMMISSION MEETING

Wednesday, June 12, 2024 9:00 a.m.

****Meeting minutes approved on July 10, 2024****

Approximate meeting length: 21 minutes

Number of public in attendance: 1

Summary Prepared by: Wendy Gurr

Meeting Conducted by: Commissioner Hiatt

***NOTE:** Staff Reports referenced in this document can be found on the State website, or from Planning & Development Services.

ATTENDANCE

Commissioners	Public Mtg	Business Mtg	Absent
Neil Cohen	x	x	
Ronald Vance	x	x	
Christopher Collard			x
Sara Hiatt (Chair)	x	x	
Jeff Watkins (Vice Chair)	x	x	
Michael Cole	x	x	
Jen Knudsen	x	x	
Tippe Morlan			x

Planning Staff / DA	Public Mtg	Business Mtg
Wendy Gurr	x	x
Brian Tucker	x	x
Morgan Julian	x	x
Jim Nakamura		
Ryan Anderson	x	x
Jason Wolf	x	x
Lisa Hartman	x	
Helen Peters	x	
Zach Shaw (DA)	x	x

BUSINESS MEETING

Meeting began at – 8:31 a.m.

Commissioner Hiatt read the Chairs Opening Statement.

- 1) Approval of the May 15, 2024 Planning Commission Meeting Minutes. (Motion/Voting)

Motion: To approve the May 15, 2024 Planning Commission Meeting Minutes.

Motion by: Commissioner Vance

2nd by: Commissioner Cohen

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

- 2) Other Business Items. (As Needed)

No other business items to discuss.

LEGISLATIVE ITEM(S)

Meeting began at – 8:33 a.m.

OAM2024-001114: On May 21st, 2024, Salt Lake County Council (“Council”) adopted OAM2024-001114

with the exception of Section 19.15.110 (H), ADU Design Standards. Council remanded Section 19.15.110 (H) back to Salt Lake County Planning Commission (“Planning Commission”) for clarification. Staff recommends that the Planning Commission give a recommendation to the Council on an amendment to Section 19.15.110 (H), with or without revisions as needed. **Planner:** Morgan Julian (Motion/Voting)

Greater Salt Lake Municipal Services District Long Range Planner Morgan Julian provided an analysis of the staff report.

Commissioner Cohen made a statement: In regards to this issue, I understand why the council has asked for some clarification. We did discuss front yard ADUs on one acre lots, and I did express some opposition, but it was tempered by Commissioner Hiatt’s reasoning. Following our discussions on the proposed ordinance, I made a motion with the intent to recommend approval of the ordinance amendments with revisions regarding setbacks and the height of existing detached structures and new detached ADUs. Those were the issues we had just discussed prior to the motion being made. That was the motion and it did not involve any changes to front yard setbacks on one acre lots. Kayla indicated that she understood the motion and the resulting proposed ordinance included in our packet today accurately reflects that.

The minutes of the meeting also accurately describe the motion that was made and passed, and today’s current staff report accurately describes the flow of the discussion at the April meeting.

Since I made the original motion, I’d like to make a clarifying motion to recommend approval of Section 19.15.110(H) as originally proposed.

Motion: To clarify the original motion to recommend approval of Section 19.15.110(H) as originally proposed for file #OAM2024-001114.

Motion by: Commissioner Cohen

2nd by: Commissioner Vance

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

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)

Greater Salt Lake Municipal Services District Planning Manager Brian Tucker provided an analysis of the staff report.

Commissioners, staff, and counsel had a brief discussion on vegetation removeable. What designates appropriate vegetation is FCOZ. You can remove dead or dying vegetation. You don’t need a permit to create defensible space. If you’re in violation of removing a tree of a certain size or remove a tree that is not dead or dying, penalties apply.

Commissioner Cohen motioned to open the public hearing, Commissioner Watkins seconded that motion.

PUBLIC HEARING OPENED

No one from the public was present to speak

Commissioner Cole motioned to close the public hearing, Commissioner Vance seconded that motion.

PUBLIC HEARING CLOSED

Motion: To recommend approval of file #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 to the Salt Lake County Council with staff recommendations.

Motion by: Commissioner Vance

2nd by: Commissioner Watkins

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

MEETING ADJOURNED

Time Adjourned – 8:52 a.m.