

**The Minutes of
Honeyville City Planning Commission
November 19, 2025, Regular Meeting**

Laurie Hunsaker called the meeting to order at 7:01 p.m.

Present were Chair Laurie Hunsaker. Commission Members Staci Zilles-Nelson, Bob Kosbab, Kelli Shaw and Jacob Jaques. Anna Dammer was excused from this meeting.

Employees present: Brittiny Chlarson, Clerk/Recorder
Wendy Lindauer, Deputy Clerk
Kenny Funk, Zoning Administrator

There were approximately 6 members of the public present.

Laurie Hunsaker offered the Invocation and led the group in the Pledge of Allegiance.

Conflict of Interest, if any: None noted.

Public Comment Period:

Harold Wise: Who lives on 5800 N. stated concerns with people shooting in the gravel pit near his home. He says it is very unsafe and wanted to know if the city has any ordinances in place.

Public Hearing – Proposal of Agriculture Protection Area – Hunsaker

A. Open Public Hearing: Opened at 7:05 p.m.

JACOB JAQUES motioned to Open the Public Hearing for the Proposal of Agriculture Protection Area – Hunsaker at 7:05 p.m. STACI ZILLES-NELSON seconded the motion. MOTION CARRIED with Staci Zilles-Nelson for, Bob Kosbab for, Kelli Shaw for and Jacob Jaques for.

Carolyn Eddy asked questions regarding her land but did not express any issue with the proposed APA application.

B. Close Public Hearing: Closed at 7:12 p.m.

JACOB JAQUES motioned to Close the Public Hearing for the Proposal of Agriculture Protection Area – Hunsaker at 7:12 p.m. KELLI SHAW seconded the motion. MOTION CARRIED with Staci Zilles-Nelson for, Bob Kosbab for, Kelli Shaw for and Jacob Jaques for.

C. Action Item: Motion to Recommend Approval of Proposal of Agricultural Protection Area – Hunsaker:

STACI ZILLES-NELSON motioned to Recommend Approval of Proposal of Agricultural Protection Area – Hunsaker. JACOB JAQUES seconded the motion. MOTION CARRIED with Staci Zilles-Nelson for, Bob Kosbab for, Kelli Shaw for and Jacob Jaques for.

Public Hearing – Proposal of Text Amendment to Title 10:

A. Open Public Hearing: Opened at 7:13 p.m.

BOB KOSBAB motioned to Open the Public Hearing for Proposal of Text Amendment to Title 10 at 7:13 p.m. JACOB JAQUES seconded the motion. MOTION CARRIED with Staci Zilles-Nelson for, Bob Kosbab for, Kelli Shaw for and Jacob Jaques for.

Kenny Funk Honeyville City's zoning administrator explained that a committee has been going through Title 10 and making the required changes. David Hougaard stated that most of the changes are due to State requirements.

B. Close Public Hearing: Closed at 7:15 p.m.

JACOB JAQUES motioned to Close the Public Hearing for Proposal of Text Amendment to Title 10 at 7:15 p.m. KELLI SHAW seconded the motion. MOTION CARRIED with Staci Zilles-Nelson for, Bob Kosbab for, Kelli Shaw for and Jacob Jaques for.

C. Action Item: Motion to Recommend Approval of Proposed Text Amendments to Title 10:

JACOB JAQUES motioned to Recommend Approval of the Proposed Text Amendments to Title 10 as presented. BOB KOSBAB seconded the motion. MOTION CARRIED with Staci Zilles-Nelson for, Bob Kosbab for, Kelli Shaw for and Jacob Jaques for.

Public Hearing – Proposal of Text Amendment to Title 11:

A. Open Public Hearing: Opened at 7:16 p.m.

STACI ZILLES-NELSON motioned to Open the Public Hearing for Proposal of Text Amendment to Title 11 at 7:16 p.m. KELLI SHAW seconded the motion. MOTION CARRIED with Staci Zilles-Nelson for, Bob Kosbab for, Kelli Shaw for and Jacob Jaques for.

Kenny Funk explained that this amendment was to change the DRC committee.

B. Close Public Hearing: Closed at 7:18 p.m.

STACI ZILLES-NELSON motioned to Close the Public Hearing for Proposal of Text Amendment to Title 11 at 7:18 p.m. JACOB JAQUES seconded the motion. MOTION CARRIED with Staci Zilles-Nelson for, Bob Kosbab for, Kelli Shaw for and Jacob Jaques for.

C. Action Item: Motion to Recommend Approval of Proposed Text Amendments to Title 11:

KELLI SHAW motioned to Recommend Approval of the Proposed Text Amendments to Title 11 as presented. JACOB JAQUES seconded the motion. MOTION CARRIED with Staci Zilles-Nelson for, Bob Kosbab for, Kelli Shaw for and Jacob Jaques for.

City Council Meeting Report – Chair Laurie Hunsaker:

A. Report: Laurie H

- **Election:** Codey Illum has been elected as the new City Council member.
- **APA Ordinance:** This Ordinance was passed by the City Council.
- **Attorney:** Colt Mund has resigned as Honeyville City's attorney to take on his new duties as Willards Judge. Interviews for a new attorney have been scheduled.
- **City Council December Meeting:** Decembers meeting has been moved from the 10th to the 3rd.

Zoning Administrator/DRC Report – Kenny Funk:

A. DRC: Kenny F

- **Shannon Boundary Adjustment:** This request has several issues including no frontage.
- **Boundary Adjustment:** An adjustment was presented for a subdivision on Highway 38.
- **Billboards:** A request has been made for a billboard, but the code is very vague.

DISCUSSION ITEMS:

- A. **Discharge of Firearm Ordinance:** Laurie H presented a draft Ordinance regarding shooting within city limits. In this draft she referenced Utah state code. There had been discussion about allowing the discharge of firearms in agricultural zones, however it appears this would not work in the A-5A zone. Bob K mentioned that the presented ordinance addresses hunting, but not recreational shooting. There was further discussion about distance away from residents' homes. David H suggested removing the section that only addresses hunting. Kenny F suggested stating what is required for those shooting on property that is not owned by them.

- B. **Billboards:** The code for billboards is very vague. Kelli S volunteered to research other city's codes to see what they have on record.
- C. **Fence Ordinance & Permit** – It was decided to table this item until next month.

ACTION ITEMS:

- A. Approval of Minutes: 10/22/25

JACOB JAQUES motioned to approve the Minutes of 10/22/25 as presented. KELLI SHAW seconded the motion. MOTION CARRIED with Staci Zilles-Nelson for, Bob Kosbab for, Kelli Shaw for and Jacob Jaques for.

Agenda Items for Next Month:

- Discharge of Firearms (Discussion)
- Fence Ordinance & Permit (Discussion)
- Billboards (Discussion)
- Chair & Vice Chair (Action Item)
- 2026 Schedule (Action Item)

KELLI SHAW motioned to adjourn at 7:55 p.m. JACOB JAQUES seconded the motion. MOTION CARRIED with Staci Zilles-Nelson for, Bob Kosbab for, Kelli Shaw for and Jacob Jaques for.

Meeting Adjourned at 7:55 p.m.


The foregoing minutes were taken and typed by Brittiny Chlarson.

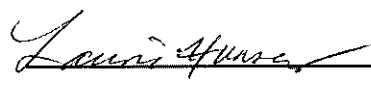
I certify these minutes to be true and accurate to the best of my knowledge.

ATTEST:

DATE APPROVED: 12-17-25




Brittiny Chlarson – Clerk/Recorder


Laurie Hunsaker - Chair