



Ferron City Planning and Zoning Meeting
 December 2, 2025
 Planning and Zoning Room
 PO Box 820/ 20 East Main Street, Ferron Utah
 Phone - (435) 384-2350 Fax - (435) 384-2557
 Web - ferroncityutah.gov

1. Call to Order/Roll Call

Planning and Zoning Commissioner Chair Terrance Bell called the meeting to order at 7 p.m.

Roll Call	Present	Absent
Council Member Vance Brown	_____	X _____
Commissioner Chair Terrance Bell	X _____	_____
Commissioner Keith Harvey	X _____	_____
Commissioner Brad Clausen	X _____	_____
Commissioner Stephanie Howes	_____	X _____
Commissioner Megan Ervin	X _____	_____

2. Discuss/Approve/Deny Minutes dated November 4, 2025

Commissioner Brad Clausen motioned to approve the minutes as written for November 4, 2025. Commissioner Keith Harvey seconded the motion.

Roll Call	Aye	Nay	Absent
Council Member Vance Brown	_____	_____	X _____
Commissioner Keith Harvey	X _____	_____	_____
Commissioner Brad Clausen	X _____	_____	_____
Commissioner Stephanie Howes	_____	_____	X _____
Commissioner Megan Ervin	X _____	_____	_____

Motion carried.

3. Zoning – N/A

4. Business Licenses

a. Discuss/Approve/Deny recommending to Kritter Klips for Business License

Noted on the minutes that the business is in a travel trailer. The travel trailer right now is stationary. If she was to choose to make it mobile, she would have to reapply for another business license. That the Fire Chief did the inspections. The Chief went on to explain that if she was going to be mobile that she would need to add propane which would need to be inspected. Right now, the trailer does not have wheels. Fire Chief is comfortable with the power. She has fire extinguishers and exits doors are labeled. Business License Form was corrected.

Commissioner Clausen made the motion to recommend to City Council the approval of a business license for Kritter Clips. Commissioner Ervin seconded the motion.

Roll Call	Aye	Nay	Absent
Council Member Vance Brown	_____	_____	X _____
Commissioner Keith Harvey	X _____	_____	_____
Commissioner Brad Clausen	X _____	_____	_____
Commissioner Stephanie Howes	_____	_____	X _____
Commissioner Megan Ervin	X _____	_____	_____

Motion carried.

5. Other Business

a. Discuss possible changes to Ordinances Title 6 Chapter 2 All-Terrain Vehicles

Commissioner Bell asked if any commissioners had read the information. They had not. The overall information is basically for Ferron City to encourage the classes. It was explained that the Sheriff's office must have an ordinance to enforce when they stop someone on an ATV or OTV. Ferron City currently does have an ATV and OTV ordinance. The different bikes were discussed, electric bikes. The discussion was made concerning where electric bikes are just like regular bikes. The State Code needs to be referenced.

b. Changes to Business Licenses Fees and Business License Renewal for 2026

There is a letter that we send when it is time to renew. It has different information than our code. The business license code needs to be rewritten, according to Mr. Terrance Bell. There has been an issue in the office with follow-through if someone does not license their business. What is the city going to do if they don't. There is a need for a written procedure. There was a debate on if it was the city's responsibility to "babysit" business owners. It was finally determined that there needed to be further discussion with the Mayor and City Council.

c. Annexation procedures

Annexation procedures are another procedure within the city that is not very clear. Sewer connections were discussed. Commissioner Chair Bell will be working with Todd Thorne in reference to Ferron City Annexation procedures. Ferron City needs to have an annexation plan in place.

6. Commissioner Comments

- Commissioner Chair Terrance Bell – No Comment**
- Commissioner Stephanie Howes - Absent**
- Commissioner Keith Harvey – No Comment**
- Commissioner Brad Clausen – No Comment**
- Commissioner Megan Ervin – No Comment**
- Council Member Vance Brown - Absent**

7. Adjournment

Commissioner Keith Harvey made a motion to adjourn the planning and zoning meeting. Commissioner Megan Ervin seconded the motion.

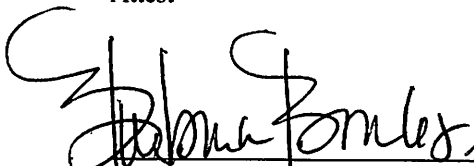
Roll Call

	Aye	Nay	Absent
Council Member Vance Brown	_____	_____	_____ X _____
Commissioner Keith Harvey	_____ X _____	_____	_____
Commissioner Brad Clausen	_____ X _____	_____	_____
Commissioner Stephanie Howes	_____	_____	_____ X _____
Commissioner Megan Ervin	_____ X _____	_____	_____

Motion carried.

Meeting adjourned at 8:12 p.m.

Attest


 Barbara Bowles, City Recorder


 Planning and Zoning Chair Terrance Bell

