



Ferron City Planning and Zoning Meeting
March 3, 2026, 7 p.m.
City Council 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

Meeting called to order @ 7 p.m.

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

2. Motion to leave the Planning and Zoning Meeting and enter a Public Hearing to receive comment concerning the adoption of the International Wildland-Urban Interface Code as mandated/adopted by the State of Utah.

Motion made by Commissioner Clausen to leave the Planning and Zoning Meeting and enter a Public Hearing to receive comment concerning the adoption of the International Wildland-Urban Interface Code as mandated/adopted by the state of Utah. Commissioner Howes seconded the motion.

Roll Call	Aye	Nay	Absent
Council Member Vance Brown	<u>X</u>	<u> </u>	<u> </u>
Commissioner Keith Harvey	<u>X</u>	<u> </u>	<u> </u>
Commissioner Brad Clausen	<u>X</u>	<u> </u>	<u> </u>
Commissioner Stephanie Howes	<u>X</u>	<u> </u>	<u> </u>
Commissioner Megan Ervin	<u> </u>	<u> </u>	<u>X</u>
Motion carried.			

Planning Commissioner Chair Terrance Bell gave an overview of the International Wildland-Urban Interface Code. Explained how it has been mandated by the State of Utah.

No public comments were made.

3. Motion to leave the Public Hearing and enter back into the Ferron City Planning and Zoning Meeting.

Commissioner Clausen made the motion to leave the public hearing and enter back into the Planning and Zoning Meeting. Commissioner Harvey seconded the motion.

Roll Call	Aye	Nay	Absent
Council Member Vance Brown	<u>X</u>	<u> </u>	<u> </u>
Commissioner Keith Harvey	<u>X</u>	<u> </u>	<u> </u>
Commissioner Brad Clausen	<u>X</u>	<u> </u>	<u> </u>
Commissioner Stephanie Howes	<u>X</u>	<u> </u>	<u> </u>
Commissioner Megan Ervin	<u> </u>	<u> </u>	<u>X</u>
Motion carried.			

4. Discuss/Approve/Deny Recommending to the City Council the proposed adoption of the following:

Ordinance 2026-3.11 AN ORDINANCE OF THE FERRON CITY ENACTING CHAPTER 4 UNDER TITLE 9, BUILDING CODES AND CONSTRUCTION, OF THE FERRON MUNICIPAL CODE TO ADOPT THE CURRENT STATE OF UTAH WILDLAND-URBAN INTERFACE CODE

Commissioner Clausen made the motion to recommend to the Ferron City Council the proposed adoption of Ordinance 2026-3.11. Commissioner Harvey seconded the motion.

Roll Call	Aye	Nay	Absent
Council Member Vance Brown	<u>X</u>	<u> </u>	<u> </u>
Commissioner Keith Harvey	<u>X</u>	<u> </u>	<u> </u>
Commissioner Brad Clausen	<u>X</u>	<u> </u>	<u> </u>
Commissioner Stephanie Howes	<u>X</u>	<u> </u>	<u> </u>
Commissioner Megan Ervin	<u> </u>	<u> </u>	<u>X</u>
Motion carried.			

5. **Discuss/Approve/Deny Minutes dated December 2, 2025**

Motion made by Commissioner Harvey to approve the minutes dated December 2, 2025. Commissioner Howes seconded the motion.

Roll Call	Aye	Nay	Absent
Council Member Vance Brown	<u>X</u>	<u> </u>	<u> </u>
Commissioner Keith Harvey	<u>X</u>	<u> </u>	<u> </u>
Commissioner Brad Clausen	<u>X</u>	<u> </u>	<u> </u>
Commissioner Stephanie Howes	<u>X</u>	<u> </u>	<u> </u>
Commissioner Megan Ervin	<u> </u>	<u> </u>	<u>X</u>

Motion carried.

6. **Discuss/Approve/Deny Minutes dated January 6, 2026**

Motion made by Commissioner Howes to approve the January 6, 2026, minutes. Commissioner Harvey seconded the motion.

Roll Call	Aye	Nay	Absent
Council Member Vance Brown	<u>X</u>	<u> </u>	<u> </u>
Commissioner Keith Harvey	<u>X</u>	<u> </u>	<u> </u>
Commissioner Brad Clausen	<u>X</u>	<u> </u>	<u> </u>
Commissioner Stephanie Howes	<u>X</u>	<u> </u>	<u> </u>
Commissioner Megan Ervin	<u> </u>	<u> </u>	<u>X</u>

Motion carried.

7. **Other Business**

Commissioner Chair Bell advised the Planning and Zoning Committee about zoning clearances that had been approved. These are approval of sheds, garages etc. With the new code most of the zoning clearances can be handled via email. Subdivisions, homes and larger items will still need to be brought into the meeting.

8. **Commissioner Comments**

Commissioner Chair Terrance Bell

Commissioner Chair Bell asked the Planning and Zoning Committee to please review the annexation packet. There are several things coming down that the Committee will need to make decisions on.

Commissioner Stephanie Howes - Nothing

Commissioner Keith Harvey - Nothing

Commissioner Brad Clausen – Asked if there was a time limit once someone receives a zoning clearance.

Commissioner Bell will review ordinances and see what he can find.

Commissioner Megan Ervin - Absent

Council Member Vance Brown – Discussed possibly uploading clearances that are handled via email so that Zoning Committee could be aware.

9. **Adjournment**

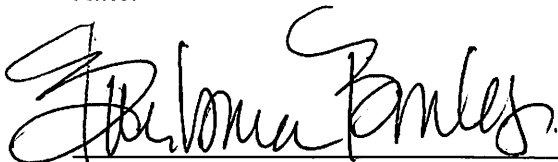
Commissioner Howes motioned to adjourn the meeting. Commissioner Harvey seconded the motion.

Roll Call	Aye	Nay	Absent
Council Member Vance Brown	<u>X</u>	<u> </u>	<u> </u>
Commissioner Keith Harvey	<u>X</u>	<u> </u>	<u> </u>
Commissioner Brad Clausen	<u>X</u>	<u> </u>	<u> </u>
Commissioner Stephanie Howes	<u>X</u>	<u> </u>	<u> </u>
Commissioner Megan Ervin	<u> </u>	<u> </u>	<u>X</u>

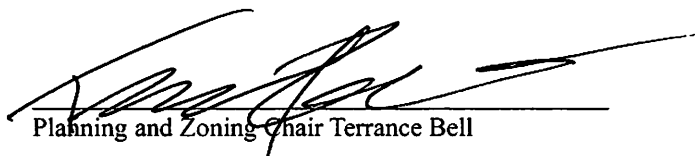
Motion carried.

Meeting adjourned at 7:20 pm.

Attest



Barbara Bowles, City Recorder


Planning and Zoning Chair Terrance Bell

