

A work session and the regular meeting of the Farr West Planning Commission were held on Thursday, October 10, 2019 at 6:00 p.m. at the City Hall. Commission members present were Chairman Ted Black, Bryant Jensen, Craig Browne, Lou Best, Lyle Earl, Steve Hurd and Greg Baptist. Genevea Blanchard was excused. City Council member present were David Jay and Ken Phippen. Staff present was Whitney Black. Visitors present: see attached list.

6:00 p.m. – Work Session to discussion General Plan

The Planning Commission held a work session to discuss the General Plan.

Regular Meeting

#1 – Call to Order – Chairman Ted Black

Chairman Ted Black called the meeting to order.

#2- Opening Ceremony

a. Pledge of Allegiance

Lou Best led in the Pledge of Allegiance.

b. Prayer

Bryant Jensen offered a prayer.

#3 – Business Items

a. Report from City Council

David Jay reported that the City Council approved a business license for Anderson Care Home Inc., Island View Dental Laboratory, and Mountainland Supply LLC. The council then heard a presentation from the Utah Transit Authority, approved a resolution requesting the recertification of the Justice Court, and set a public hearing to consider amending city professional services. The council also approved minutes and bills, had an update on the Smith Family Park, reported on assignments and then adjourned.

b. Recommendation to City Council on developing an ordinance to allow agribusiness in Farr West City

CRAIG BROWNE MOTIONED TO RECOMMEND TO THE CITY COUNCIL DEVELOPING AN ORDINANCE TO ALLOW AGRIBUSINESESS IN FARR WEST CITY. LYLE EARL SECONDED THE MOTION, ALL VOTING AYE.

#4 – Consent Items

- a. Approval of minutes dated September 26, 2019

BRYANT JENSEN MOTIONED TO APPROVE THE MINUTES DATED SEPTEMBER 26, 2019. STEVE HURD SECONDED THE MOTION, ALL VOTING AYE.

#5 – Chairman/Commission Follow-up

- a. Report on Assignments

Lyle Earl updated the commission on the Smith Family Park. All the lights are installed and all the sod has been laid. Work is getting starting on the basketball court before the weather gets too bad.

Lou Best stated that the mayor asked him to discuss two issues with the city attorney. The subjects are an accessory building on a lot without a house and combining two lots into one. Lou then read the definition of an accessory building from the city code. Lou suggested discussing modifying the city code to not allow an accessory building on a lot without a primary structure. Lou then read the definition of double frontage from the city code concerning combining two lots. He proposed to modify the city code to include this definition in the main body of that section in the city code. Lou also discussed how to measure cul-de-sac frontage with the city attorney, and he would like the commission to consider using an average distance not at straight line. Steve Hurd suggested including the definition of a front yard as well.

Steve Hurd reported that the Fiber Project is still going on.

#6 – Public Comments

**Resident(s) attending this meeting were allotted 2 minutes to express a concern or ask a question about any issue that IS NOT ON THE AGENDA. No action can or will be taken on any issue presented.)*

Alex Hampton asked what the Planning Commission does. Ted Black explained that the Planning Commission makes recommendations to the city council concerning land use.

Xander Monahan asked the commission what their favorite part of their position is. Lou Best explained that they are there because they want Farr West to be the best possible place for residents to live in. They are tasked with trying to protect the rights of the citizens, as well as, the rights of individual property

owners. And knowing that they might be able to do some good in that area is what he personally finds the most enjoyable.

Kevin Taylor asked about a piping change going on by his home. Chairman Black advised Mr. Taylor to call the city and ask for Robbie Spronk, he is the storm water manager and should be able to answer Mr. Taylor's questions about this project.

#7 – Adjournment

AT 7:27 P.M., STEVE HURD MOTIONED TO ADJOURN THE MEETING. CRAIG BROWNE SECONDED THE MOTION, ALL VOTING AYE.

Whittney Black, Deputy Clerk

Ted Black, Chairman

Date Approved: _____