

AGENDA

DATE: Wednesday, October 2, 2019

LOCATION: Fairfield Town Office 17872 W 1540 N Fairfield, Utah

TIME: 7:00 p.m.

MINUTES BY: Stephanie Shelley, Recorder

AGENDA ITEM #1

OPEN THE PLANNING & ZONING REGULAR MEETING

AGENDA ITEM #2 ROLL CALL

PLANNING & ZONING COMMISSION MEMBERS PRESENT

Present: Pete Savage, Daymon Stephens, Alina Pringle

Excused: Heather Strong, Darwin Bundy

Chairman Daymon Stephens called the meeting to order at 7:03pm

STAFF PRESENT

Recorder: Stephanie Shelley

OTHERS PRESENT

Mayor Brad Gurney

AGENDA ITEM #3 - REVIEW AND APPROVE SITE PLAN JERRY BRADSHAW

Mayor Gurney presented Jerry Bradshaws site plan to the Commissioners. The Fire Marshal still needs to approve several issues with the site plan.

Chairman Stephens made a motion to approve Jerry Bradshaw's plot plan with conditions that it meets Fire Marshal approval. That any additional criteria that the Fire Marshall puts on this will need to be adjusted and established. Commissioner Savage seconded the motion. Motion was unanimously approved.

AGENDA ITEM #4 - REVIEW AND APPROVE SITE PLAN SCOTT PRESTWICH

Mayor Gurney presented Scott Prestwhich site plan. The site plan does show the road dedication. Mayor Gurney did not have the correct site plan so they will review it at the next meeting.

Chairman Stephens stated that the Town still needs to get the Kranendonk's road dedication deed.

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Mayor Gurney stated that Jerry Bradshaw's first building is close to final inspection. When the final inspection is completed, Jerry will still have the landscaping and pavement that needs to be completed, but it can not be completed until the next two buildings are finished. Mayor Gurney suggested that the Town require a bond for the landscaping and pavement. That way Jerry will know he has to have those completed or the Town will enforce the bond.

Commissioner Savage wants to make sure Jerry gets them completed. He said the Town should not have to send the Sheriff's department out to enforce everything.

Mayor Gurney said he can not occupy the unit until the water line is installed. Mayor Gurney stated that as long as Jerry works with the Town, the Town will work with him.

Mayor Gurney will bring Scott's correct site plan to the next meeting.

**AGENDA ITEM #5 - APPROVE PLANNING & ZONING REGULAR MEETING MINUTES
AUGUST 7, 2019**

Commissioner Pringle made a motion to approve the minutes.

Commissioner Stephens seconded the motion. Motion was unanimously approved.

**AGENDA ITEM #6 - APPROVE PLANNING & ZONING REGULAR MEETING MINUTES
SEPTEMBER 4, 2019**

Tabled until a quorum of the Commissioners that were present at the September 4th meeting are present.

**AGENDA ITEM #7- APPROVE PLANNING & ZONING WORK MEETING MINUTES
SEPTEMBER 25, 2019**

Chairman Stephens made a motion to approve the minutes.

Commissioner Savage seconded the motion. Motion was unanimously approved.

AGENDA ITEM #8 - REVIEW AND DISCUSS LIGHT INDUSTRIAL ZONE ORDINANCE

The Commissioners reviewed and discussed the Light Industrial Zone Ordinance. Chairman Stephens stated he would like a master road plan for public roads within the development. He stated that a private road should not be a collector road. Chairman Stephens stated the Town needs to have a master plan when a developer comes in to present their site plan to Planning and Zoning. The Town needs to have a public road to the parcel, and a private road to development.

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Commissioner Savage would like to see paving requirements established according to the size of the building.

AGENDA ITEM #9 - REVIEW AND DISCUSS SOIL ORDINANCE

Tabled until the next meeting.

AGENDA ITEM #10 - DISCUSS OLD BUSINESS

None

AGENDA ITEM #11 - DISCUSS NEW BUSINESS

Chairman Stephens informed the Commissioners that Commissioner Darwin Bundy resigned today. Commissioner Bundy felt he did not have the time to dedicate to Planning & Zoning. Chairman Stephens stated that Planning & Zoning will need to elect a new co-chair. The Town Council will also need to find a replacement for Commissioner Bundy. Mayor Gurney stated they needed to wait until after the elections in November to see how many positions needed to be filled.

AGENDA ITEM #12 - ACTION ITEMS

Next meeting is planned for October 16th at 7 pm.

AGENDA ITEM #13 - ADJOURN THE PLANNING & ZONING REGULAR MEETING

Chairman Stephens made a motion to adjourn the meeting. Commissioner Savage seconded the motion. Motion passed unanimously. Meeting adjourned at 9:04 pm.

December 4, 2019

Stephanie Shelley

Minutes Approval Date

Town Recorder Stephanie Shelley