

AGENDA

DATE: Wednesday, February 5, 2020

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

TIME: 7:00 p.m.

MINUTES BY: Recorder: Stephanie Shelley

AGENDA ITEM #1 - OPEN THE PLANNING & ZONING REGULAR MEETING.

Chairman Daymon Stephens called the meeting to order at 7:02 p.m.

AGENDA ITEM #2 - ROLL CALL.

Planning and Zoning Commissioners Present: Daymon Stephens, Alina Pringle, Heather Strong

Staff Present: Recorder: Stephanie Shelley

Others Present: Mayor Brad Gurney

AGENDA ITEM #3 - REVIEW AND APPROVE SITE PLAN FOR TRAVIS RAMILER.

Travis Ramler stated that at first the building will be used for tractors, but In the future he would like to use it as a business. Travis is in the process of waiting for the surveyor to finish surveying the property.

Chairman Stephens would like Travis to have the power and water on the site plan. Travis stated he will be using the water collection on the roof method. He would also like to be off the grid.

Mayor Gurney told Travis that if he plans on having a bathroom, Utah County will require him to have water and a sewer system. Travis said that he will do whatever the Utah County wants him to do. Chairman Stephens stated that he should be getting all the deeds, and standards that he needs now. Chairman Stephens discussed the road standards. He said the easements will need to be deeded to the Town. The Commissioner recommended that he do a soil test for arsenic.

Chairman Stephens asked Travis if he plans on living there. Travis stated he was not, but he would like to lay the plumbing in the floor of the building for the future.

Chairman Stephens said he wants to see the road, survey, power, and propane on plan. Travis stated that in the 1st stage, he will not have heat. He said he would like to install a pellet boiler.

Commissioner Riet instructed Travis to have all the inspections on plumbing and anything that will need to be inspected done now, so he won't have to tear anything up later and to keep the records.

Chairman Stephens would like to see the site plan again. He told Travis to make sure everything gets deeded over to the Town.

AGENDA ITEM #4 - ZONING CHANGE JIM SIMMONS.

Mayor Gurney stated he has not received a zone change application from Jim Simmons.

Mayor Gurney talked to the Commissioners about rezoning Jims' property so that it flows with Eagle Mountain. He stated that Jim is looking into water right now. He will need to do the infracture of the area. Mayor Gurney said he would like to try and hang onto the property, and not lose it to annexation. He suggested they may want to put some kind of campground in the area.

AGENDA ITEM #5 - REVIEW LIGHT INDUSTRIAL.

Mayor Gurney talked about why we removed animals in this area. The Commissioners discussed animals and accessory buildings setbacks.

AGENDA ITEM #6 - REVIEW AND DISCUSS SOIL ORDINANCE.

Commissioners discussed the Soil Ordinance. They stopped on section 5.6.9.1 and will resume the discussion at the next work session.

AGENDA ITEM #7 - DISCUSS OLD BUSINESS.

Nothing discussed.

AGENDA ITEM #8 - DISCUSS NEW BUSINESS.

Mayor Gurney sent postcards with information about the Public Hearing for the address changes to all Town Residents.

Commissioner Pringle informed the Commissioners about the Youtube kids filming out at the track. She said that the other day they had over 30 cars parked along the side of the road and it looked like people were there to watch what they were filming. The Mayor asked Commissioner Pringle to call him next time it happens. He stated that if they are getting big they will need a gathering permit.

AGENDA ITEM #7 - DISCUSS OLD BUSINESS.

Mayor Gurney asked Chairman Stephens if he has talked to anyone else about being on Planning and Zoning. Chairman Stephens said no. He said he will approach a few more people.

Planning & Zonings' next meeting will be on February 25th at 7 pm.

AGENDA ITEM #9 - ACTION ITEMS.

Mayor Gurney will send out the Subdivision Ordinance and the General Plan. He asked the Commission to review and comment on both of them. He said he would like to get them passed quickly. He said the P&Z Commission and the Town Council need to pass the General Plan so the Town is in compliance with the State.

AGENDA ITEM #10 - ADJOURN THE PLANNING & ZONING REGULAR MEETING.

Motion made by Commissioner Riet to adjourn the meeting. Commissioner Strong seconded the motion. Meeting adjourned at 9:04 pm.

March 4, 2020

Stephanie Shelley

Minutes Approval Date

Town Recorder Stephanie Shelley