

AGENDA

DATE: Wednesday, March 19, 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 WORK MEETING

Chairman Daymon Stephens called the meeting to order at 7:11 pm

AGENDA ITEM #2 - ROLL CALL

Daymon Stephens, Alina Pringle, Heather Strong, David Riet

Staff Present:

Recorder: Stephanie Shelley

Others Present:

Mayor Brad Gurney

AGENDA ITEM #3 - REVIEW AND APPROVE TRAVIS RAMLER SITE PLAN

The Planning Commission discussed Travis' site plan. Mayor Gurney commented that it was just an accessory building with no water, propane, septic tank and plumbing. The Commission noted that if the use changes for the building, Travis will have to comply with all rules and inspections that will pertain to the new use.

Commissioner Pringle made a motion to approve the site plan for Travis Ramler with the note that this is an accessory building. If the use changes: if water or propane are added or any other utilities then another building permit will have to be applied for, and will have to go through the process again. Commissioner Strong seconded the motion. Motion was unanimously approved.

AGENDA ITEM #4 - REVIEW AND DISCUSS LIGHT INDUSTRIAL

Mayor Gurney proposed that rather than being repetitive and addressing things such as special events, landscaping, fencing etc. in each zoning ordinance, that each of those subjects be addressed in its own chapter of the code. Mayor said that all information pertaining to each subject will then be in just one place. He noted that if the Town codifies the ordinances it will cost the Town twenty two dollars (\$22.00) per page for every change they make to the code. He said this way it will only have to be changed in one place rather than in each of the Zones.

Chairman Stephens asked about the Special Event vs Temporary Use permit. He asked if the terms had been separated out yet. Mayor Gurney stated that it has not been done yet. He said it will be coming up soon for further discussion.

Mayor Gurney made the recommendation that they take the Conditional Uses out of each zone and make it its own chapter. Chairman Stephens wants to see this before it is approved.

Approved Meeting Minutes
Fairfield Planning & Zoning Commission
Regular Meeting
March 19, 2020

Mayor Gurney informed the Commissioners that Larry Jenkins (Town Lawyer) has put together a hold harmless clause that will be added to the Soil Ordinance (section 5.6.1.2). Commissioners added the hold harmless clause to the Soil Ordinance at that time.

AGENDA ITEM #5 - REVIEW AND DISCUSS SUBDIVISION ORDINANCE

The Commissioners reviewed and discussed the Subdivision Ordinance. They took out sections 10.8.1.4 and 10.8.7.1. They also reworked section 10.8.4.1 .

The Commissioners stopped on section 10.8.13.3. They will continue to work on the Subdivision Ordinance at their next regular meeting on April 1st.

AGENDA ITEM #6 - DISCUSS OLD BUSINESS

Commissioner Pringle asked about the minutes from the January 22, 2020 meeting. Stephanie Shelley informed the Commissioners that she had already reviewed the audio on the minutes and took care of the issue.

AGENDA ITEM #7 - DISCUSS NEW BUSINESS

No new business.

AGENDA ITEM #8 - ACTION ITEMS

Chairman Stephens is still talking to people about the open position on the Planning & Zoning.

Commissioner Pringle asked if they were going to have the Town Dinner with the whole Coronavirus going around. Mayor Gurney informed the Commissioners that the Town will not be doing a Town Dinner this year. The Town will be having a Food Truck come 4 times throughout the summer.

Commissioner Strong stated that she completed her assignment in finding labs that can do soil testing. One gentleman she talked to wanted to come and talk to the Commissioners about the soil testing he does. Mayor Gurney asked that she give him his phone number.

AGENDA ITEM #9 - ADJOURN THE PLANNING & ZONING REGULAR MEETING

Motion made by Commissioner Pringle to adjourn the meeting. Commissioner Riet seconded the motion. Meeting adjourned at 9:30 pm.

May 6, 2020

Stephanie Shelley

Minutes Approval Date

Town Recorder Stephanie Shelley