

Town of Bluff

Planning and Zoning Commission Work Session

MINUTES for Tuesday, August 25th at 9:00 am

at the Bluff Community Center
190 North 3rd East, Bluff, Utah 84512

Videoconference

meet.google.com/iqf-nipw-kvf

Join by phone

(US) +1 636-735-3215 PIN: 928 639 871#

9:02 Roll Call - Commissioners Amanda Podmore, Robin Cantrell, Malysa Egge, Michael Haviken (joined later). Town Council: Ann Leppanen. Planning & Zoning Advisors: Jim Hook. Podmore advised that Closed Captioning is available on the meeting platform.

Public Citizens to Be Heard -- none.

Old Business

1. Discussion of noise ordinance - Town Council asked P & Z to look at this. Podmore described the purpose as minimizing exposure to noise. Podmore described some definitions, noise restrictions ideas, and the differences in subjective and objective noises. Egge asked what tools are available to measure decibels.

Michael Haviken joined the meeting at 9:10am.

Podmore asked the group about regulating noise in different zones. Cantrell described the challenges of enforcing any regulations and having a process for recourse for repeat noise issues. Haviken advised to erect signs about idling. The group discussed limiting noises to certain timeframes. Egge suggested not using a specific time but rather a function of sunrise/sunset. Podmore will revisit the language on timing of noises. Jim Hook commented that noise affects his business. Stephanie DeGeorge said 10 minutes is a long time for continuous barking and that 2am loud music would be considered "Disturbing the Peace." Podmore described ideas for social gathering noise. Podmore suggested we strike the airplane noise, and Jim Hook agreed due to FAA regulations governing flying altitudes. Podmore suggested a list of exempted noises. Podmore described idling noises and differentiating passenger vehicles from larger semi trucks. Podmore asked several questions about idling locations and times. Cantrell asked about putting up signs and coordinating with UDOT for signs about noise ordinances. Podmore

will look into legalities of noise regulation. Cantrell asked about private versus public property idling. Discussion of RV's idling was generally agreed to be in RV parks or outside of the Town. Podmore asked about enforcement and which entity would be involved in the reporting process. Considerations were discussed about life threatening emergencies versus nuisance noise. Leppanen suggested a person not on the Council accept and resolve complaints. The Commission discussed the enforcement, violations, and penalty fees. Haviken suggested having pollution listed in the rationale for the ordinance. Egge suggested that overregulating may be detrimental to what we want to do as a Town.

2. Discussion of changes to zoning ordinance - Podmore suggested cleaning up the comments within the document.
3. Discussion of archaeology ordinance - Cantrell advised to consider the comments of Marcia Hadenfeldt at a prior meeting, especially relating to pot shards not being a trigger. Egge suggested asking Westfall to review Hadenfeldt's comments and the state archaeologist with the Archaeology Ordinance. Podmore asked if we need to strike the archaeology language from the zoning ordinance.
4. Other - Next meeting's agenda: noise, zoning, archaeology, and animal ordinances.
Commission members are asked to clean up the documents.

Cantrell motions to adjourn at 10:11am. Haviken seconds. Cantrell aye, Egge aye, Haviken aye, Podmore aye. Meeting adjourned at 10:11am.