SOUTH WEBER CITY COUNCIL AGENDA

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PUBLIC NOTICE is hereby given that the City Council of SOUTH WEBER CITY, Utah, will meet in a work meeting on Tuesday, October 20, 2020 in the Council Chambers, 1600 E. South Weber Dr., commencing at 6:00 p.m. *Due to physical distancing guidelines, there is limited room for the public to attend. Please watch on YouTube at the link above. **Attendees are encouraged to wear a face mask**.

AGENDA (Items may be moved in order or sequence to meet the needs of the Council.)

1. Pledge of Allegiance: Councilwoman Petty
2. Prayer: Councilman Halverson
3. Training: Land Use Roles
4. Development Approval Process Discussion
5. Adjourn

In compliance with the Americans with Disabilities Act, individuals needing special accommodations during this meeting should notify the City Recorder, 1600 East South Weber Drive, South Weber, Utah 84405 (801-479-3177) at least two days prior to the meeting.

THE UNDERSIGNED DULY APPOINTED CITY RECORDER FOR THE MUNICIPALITY OF SOUTH WEBER CITY HEREBY CERTIFIES THAT A COPY OF THE FOREGOING NOTICE WAS MAILED, EMAILED, OR POSTED TO: 1. CITY OFFICE BUILDING 2. FAMILY ACTIVITY CENTER 3. CITY WEBSITE www.southwebercity.com 4. UTAH PUBLIC NOTICE WEBSITE www.pmn.utah.gov 5. THE GOVERNING BODY MEMBERS 6. OTHERS ON THE AGENDA

DATE: 10-13-2020 **CITY RECORDER: Lisa Smith** Lisa Smith

Agenda Item Introduction

Council Meeting Date: 10-20-2020

Name: Lisa Smith

Agenda Item: Training: Land Use Roles

Background: While the Code Update Committee was reviewing Title 10 of the City Code, questions were raised regarding land use roles for Council, Commission, staff, and public. They requested additional training to have a better understanding before they consider any code amendments. City Attorney Jayme Blakesley will go over state law regarding land use.

Summary: Training to clarify roles in land use legislation.

Agenda Item Introduction

Council Meeting Date: October 20, 2020

Name: David Larson

Agenda Item: Development Approval Process Discussion

Background: The City Code Update Committee was reviewing the authority of each decision-making body involved in the development approval process (e.g. City Council, Planning Commission, Staff) and feel this is a foundational element of the City's land use code. Before proceeding further, the Committee would like some feedback/direction from the full City Council on this topic.

The City Council must ultimately accept the public improvements made during the development process and is the only body that has the authority to approve/accept a development on behalf of the City. However, other land use decisions may be delegated if the Council so chooses.

Each land use action includes a land use authority and appeal authority, often with a recommendation given to the land use authority by a recommending body (though not always). In most cases, the Planning Commission acts as the recommending body, the City Council as the land use authority, and an unbiased attorney with expertise in land use as the appeal authority.

Generally, the Committee would like the Council to provide direction on how much land use authority the Council would like to delegate to Planning Commission and Staff. Specific questions the Committee would like direction on from the full Council include the following:

- Does the Council want to give final approval for both residential & commercial proposals?
- Does the Council want to give preliminary approval for both residential & commercial proposals (currently only Planning Commission gives preliminary approval)?

- Which body should approve elements of a proposal such as zoning code elements, architectural elements, etc and at what stage of the process (i.e. preliminary or final, etc)?
- Should the Council or Planning Commission approve residential Conditional Use Permits?
- Should the Council or Planning Commission approve commercial Conditional Use Permits?

Summary: Provide Direction to the Code Update Committee

Budget Amendment: NA
Procurement Officer Review: Budgeted amount $ Bid amount $
Committee Recommendation: NA
Planning Commission Recommendation: NA
Staff Recommendation: NA
Attachments: NA