Payson City

Planning Commission Meeting

Payson City Center, 439 W Utah Avenue, Payson UT 84651

Wednesday, October 13, 2021 6:30 p.m.

Conducting: Kirk Beecher

Commissioners: Kirk Beecher, John Cowan, Ryan Frisby, Kathy Marzan, Tyler Moore and Kit Morgan.

Excused: Blair Warner

Staff: Jill Spencer, Planner

Chris Van Aken, Planner II

Kevin Stinson, Administrative Assistant

1. Call to Order

This meeting of the Planning Commission of Payson City, Utah, having been properly noticed, was called to order at 6:30p.m.

1. Roll Call

Six commissioners present.

1. Invocation/Inspirational Thought – given by Commissioner Marzan.
2. Consent agenda
   1. Approval of the minutes for the regular meeting on September 22, 2021

**MOTION: Commissioner Morgan- To approve the consent agenda with the change of making Kits vote on red bridge to a no.** Motion seconded by Commissioner Cowan. Those voting yes Kirk Beecher, John Cowan, Ryan Frisby, Kathy Marzan, Tyler Moore and Kit Morgan. The motion carried.

1. Public Forum

No public comment.

1. Review Items
   1. PUBLIC HEARING – Request for approval by Brett Christensen for the Bird Lane subdivision, a three-lot subdivision, on Utah County Parcels 08:047:0029 and 08:047:0025 located at 451 East 300 North in the R-1-7.5 Residential Zone.

Staff Presentation: Chris stated that this is a three lot subdivision and the commission will be the land use authority. This is taking two lots and making a third lot. Lot two will be a new building lot and the other two lots have existing homes. This follows all regulations.

Brett Christensen said that the process had challenges. He would like to streamline the process. The city was good to work with.

**MOTION: Commissioner Marzan- To open the public hearing for item 6.1.** Motion seconded by Commissioner Cowan. Those voting yes – Kirk Beecher, John Cowan, Ryan Frisby, Kathy Marzan, Tyler Moore and Kit Morgan. The motion carried.

Public Comment: No public comment

**MOTION: Commissioner Cowan- To close the public hearing for item 6.1.** Motion seconded by Commissioner Moore. Those voting yes – Kirk Beecher, John Cowan, Ryan Frisby, Kathy Marzan, Tyler Moore and Kit Morgan. The motion carried.

Commission Discussion: This is straight forward and meets the criteria. Questions on the sidewalk and bring the sidewalk up to code. It looks like it need to be replaced.

There are some changes on the drawings that need to be fixed. The printing was on top of the other printing.

**MOTION: Commissioner Morgan - To approve the Bird Lane Subdivision on the condition of meeting all redlines.** Motion seconded by Commissioner Cowan. A roll call vote was taken with those voting yes – Kirk Beecher, John Cowan, Ryan Frisby, Kathy Marzan, Tyler Moore and Kit Morgan. The motion carried.

* 1. PUBLIC HEARING – Request for recommendation of approval to amend the Future Trails Map of the General Plan.

Staff Presentation: Staff requested to remand this back to staff for additional changes.

**MOTION: Commissioner Marzan- To remand back to staff for changes.** Motion seconded by Commissioner Moore. A roll call vote was taken with those voting yes – Kirk Beecher, John Cowan, Ryan Frisby, Kathy Marzan, Tyler Moore and Kit Morgan. The motion carried.

1. Commission and Staff Reports and Training

The open house on the spring creek area plan was well attended.

There is a project website, a link on our website and the comment section is open until Oct 28th.

We will then look at all of those comments and see how we can address them. It will likely involve another open house or something like that. We want to hear the views and find out how the public feel. We need to consider property owners rights and developers rights. Everyone’s opinion matters.

1. Adjournment

**MOTION: Commissioner Beecher– To adjourn.** Motion seconded by Commissioner Cowan. Those voting yes Kirk Beecher, John Cowan, Ryan Frisby, Kathy Marzan, Tyler Moore and Kit Morgan. The motion carried.

This meeting adjourned at 6:55 p.m.

Kevin Stinson, Administrative Assistant