

SOUTH WEBER CITY PLANNING COMMISSION MEETING

DATE OF MEETING: 25 February 2016

TIME COMMENCED: 6:33 p.m.

PRESENT: **COMMISSIONERS:**

Debi Pitts
Rob Osborne
Wes Johnson
Taylor Walton
Wayne Winsor

CITY PLANNER:

Barry Burton

DEPUTY RECORDER:

Elyse Greiner

Transcriber: Minutes transcribed by Michelle Clark

A PUBLIC WORK MEETING was held at 6:00 p.m. to REVIEW AGENDA ITEMS

PLEDGE OF ALLEGIANCE: Commissioner Pitts

VISITORS: Mandy Buckway and Brandon Buckway.

APPROVAL OF THE MEETING MINUTES – Commissioner Pitts

- 11 February 2016

Commissioner Pitts moved to approve the meeting minutes of 11 February 2016 as written. Commissioner Johnson seconded the motion. Commissioners Johnson, Osborne, Pitts, Walton, and Winsor voted yes. The motion carried.

APPROVAL OF THE AGENDA: Commissioner Winsor moved to approve the agenda as written. Commissioner Johnson seconded the motion. Commissioners Osborne, Pitts, Johnson, Walton, and Winsor voted yes. The motion carried.

DECLARATION OF CONFLICT OF INTEREST: None

Administrative Actions (Application of Ordinances):

Commissioner Johnson moved to open the public hearing for conditional use permit for First Stop Preschool located at 7537 S. 1740 E. (Parcel 13-274-0008), applicant Mandy Buckway.

Commissioner Winsor seconded the motion. Commissioners Osborne, Pitts, Johnson, Walton, and Winsor voted yes. The motion carried.

******* PUBLIC HEARING *******

Public Hearing and Action on Conditional Use Permit: Request for First Stop Preschool located at 7537 S. 1740 E. (Parcel 13-274-0008), by applicant Mandy Buckway:

Commissioner Osborne said the Planning Commission discussed this item in the work meeting. There was no public comment.

Commissioner Winsor moved to close the public hearing for conditional use permit for First Stop Preschool located at 7537 S. 1740 E. (Parcel 13-274-0008), applicant Mandy Buckway. Commissioner Johnson seconded the motion. Commissioners Osborne, Pitts, Johnson, Walton, and Winsor voted yes. The motion carried.

******* PUBLIC HEARING CLOSED *******

Commissioner Winsor moved to approve the conditional use permit for First Stop Preschool located at 7537 S. 1740 E. (Parcel 13-274-0008), applicant Mandy Buckway. Commissioner Pitts seconded the motion. Commissioners Osborne, Pitts, Johnson, Walton, and Winsor voted yes. The motion carried.

Discussion Items (No Action Taken):

PLANNING COMMISSION COMMENTS:

Commissioner Pitts:

Bee Keeping: Barry asked Commissioner Pitts how she feels about the bee legislation currently taking place. Barry said there are individuals who are allergic and need the ability to choose a home where they are safe and not living next door. Commissioner Pitts said there is a small regulation now in that you need to be licensed through the State Agriculture.

Commissioner Walton:

2700 East and South Weber Drive: He is wondering if there is an update concerning 2700 East and South Weber Drive because he was almost involved in an accident this morning. Commissioner Osborne said it was his understanding that UDOT was to be contacted concerning the striping. Barry said there needs to be a “right turn only” sign coming out of Maverik and turning right onto 2700 East. He said the City needs to send a request to UDOT for the sign. The Planning Commission discussed the possibility of removing the right turn arrows and the solid white line. The Planning Commission requested City staff contact UDOT and have them take a look at the concerns.

ADJOURNED: Commissioner Johnson moved to adjourn the Planning Commission meeting at 6:47 p.m. Commissioner Walton seconded the motion. Commissioners Johnson, Osborne, Pitts, Walton, and Winsor voted yes. The motion carried.

APPROVED: _____ **Date**
Chairperson: **Rob Osborne**

Transcriber: **Michelle Clark**

Attest: _____ **Deputy Recorder:** **Elyse Greiner**

SOUTH WEBER CITY PLANNING COMMISSION MEETING WORK MEETING

DATE OF MEETING: 25 February 2016

TIME COMMENCED: 6:00 p.m.

PRESENT: **COMMISSIONERS:**

Debi Pitts
Rob Osborne
Wes Johnson
Wayne Winsor
Taylor Walton

CITY PLANNER:

Barry Burton

DEPUTY RECORDER:

Elyse Greiner

Transcriber: Minutes transcribed by Michelle Clark

VISITORS: Mandy Buckway and Brandon Buckway.

Elyse announced that Duncan Murray is no longer the City Manager. Tom Smith will be the new City Manager and Elyse Greiner will be the new City Recorder.

Approval of Meeting Minutes of 11 February 2016: There were no amendments to the minutes.

Planning Commission Meeting Schedule: Elyse asked the Planning Commission members if they want to continue with two meetings per month or one. The Planning Commission discussed with the recently approved land use regulation ordinance there won't be any new subdivision applications coming in, which may slow down the need to meet twice a month. It was suggested to go with the one meeting a month until the six month expiration of the land use regulation ordinance. After further discussion, the Planning Commission decided to keep the two meetings a month schedule.

Hill Air Force Base Contamination: The Planning Commission discussed Brent Poll's recent effort to contact residents concerning the HAFB contamination. Commissioner Osborne said Mr. Poll has his facts and HAFB has their facts.

Public Hearing and Action on Conditional Use Permit: Request for First Stop Preschool located at 7537 S. 1740 E. (Parcel 13-274-0008), by applicant Mandy Buckway: Barry Burton, City Planner, asked if the resident has any plans to fence their backyard. Mandy said she would like to keep it open. She doesn't plan on having unstructured play time outside with the children, it would be teacher directed for short time periods. She said she will have ten to twelve students; twelve max. She will have one part time employee; her sister. She will teach a Tuesday and Thursday afternoon class for three and four year olds. The morning session will be held on Tuesday, Wednesday, and Thursday mornings for pre kindergarteners for 2.5 hours per session. There will be no overlapping of drop off and pick up. Elyse stated a State license is

required if she is doing sessions more than two days a week and Barry confirmed the requirement. Mandy said she would voluntarily get a State license. Elyse said she would look into the day and time limit requirement again. Elyse discussed the possibility of issuing the business license now for two days a week and amending the business license if need be to add more sessions once a State license was obtained. Mandy said ok to that. Mandy said that she doesn't plan on opening the preschool until September; she just wanted to get everything taken care of in advance. Commissioner Winsor asked about a sign. Mandy said she is not doing a sign. Commissioner Pitts asked how she will advertise. Mandy said by word of mouth. Elyse asked the Commission if what she is providing in the packet is sufficient for them for a conditional use permit for a preschool. The Planning Commission felt the information received was sufficient. Council Member Walton asked if the City is aware of any sex offenders next to preschools. Elyse said no, that the City code doesn't regulate day cares and preschools in that way. She said the City can adopt the State requirements to add some regulation. The Planning Commission didn't feel that would be necessary.

ADJOURNED: 6:30 p.m.