



Planning and Development Services

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**MEETING MINUTE SUMMARY
EMIGRATION METRO TOWNSHIP PLANNING COMMISSION MEETING
Thursday, December 14, 2017 8:30 a.m.**

****Meeting minutes approved on November 15, 2018****

Approximate meeting length: 34 minutes
Number of public in attendance: 0
Summary Prepared by: Wendy Gurr
Meeting Conducted by: Commissioner Pinon

***NOTE:** Staff Reports referenced in this document can be found on the State and County websites, or from Salt Lake County Planning & Development Services.

ATTENDANCE

Commissioners and Staff:

Commissioners	Public Mtg	Business Mtg	Absent
Brent Tippets			x
Jacob Steed	x	x	
Andrew Wallace	x	x	
Alex Pacanowsky			x
Jim Karcut	x	x	
Robert Pinon	x	x	

Planning Staff / DA	Public Mtg	Business Mtg
Wendy Gurr	x	x
Debbie Riddle		
Curtis Woodward	x	x

BUSINESS MEETING

Meeting began at – 8:30 a.m.

- 1) Approval of Minutes from the November 16, 2017 meeting.

Motion: To approve minutes from the November 16, 2017 meeting as presented.

Motion by: Commissioner Wallace

2nd by: Commissioner Karcut

Vote: Commissioners voted unanimous in favor (of commissioners present)

- 2) Approval of Minutes from the November 30, 2017 meeting.

Motion: To be reviewed at the January 11th meeting.

Motion by:

2nd by:

Vote:

- 3) Other Business Items (as needed)

No other business items to discuss.

PUBLIC HEARINGS

Hearings began at – 8:32 a.m.

30614 – An application to adopt a subdivision ordinance for each metro township, which subdivision ordinance is based upon currently existing Salt Lake County ordinance, with modifications as necessary to convert it to a metro township ordinance. **Planner:** Curtis Woodward

30615 – An application to adopt a zoning ordinance for each metro township, which zoning ordinance is based upon currently existing Salt Lake County ordinance, with modifications as necessary to convert it to a metro township ordinance. **Planner:** Curtis Woodward

Salt Lake County Planning and Development Services Zoning Administrator Curtis Woodward provided an update to the Title 18 and Title 19.

Commissioner Wallace asked what the F-1 zone is. Mr. Woodward said the F-1 zone is nowhere in the county where it applies. There are FR zones. Single family is allowed, duplexes are not. There is a conditional use that states living quarters for employees. There are people with large homes in Emigration where staff or servants quarters are in the house. Commissioner Wallace confirmed they are not mother in law apartments, but specific to staff. Curtis confirmed yes.

Commissioner Pinon asked what he thinks should be removed. Mr. Woodward confirmed the zones for removal and if they want to remove M-1 zone. Commissioner Karcut said he is in favor of Mr. Woodward's recommendation with the exception of the M-1 zone.

PUBLIC PORTION OF MEETING OPENED

No one from the public was present to speak.

PUBLIC PORTION OF MEETING CLOSED

Motion: To recommend approval of file #30614 to the Emigration Metro Township Council as presented with staff recommendations.

Motion by: Commissioner Karcut

2nd by: Commissioner Wallace

Vote: Commissioners voted unanimous in favor (of commissioners present)

Motion: To recommend approval of file #30615 to the Emigration Metro Township Council with staff recommendations, with the exception of removing M-1 zone from the ordinance.

Motion by: Commissioner Karcut

2nd by: Commissioner Steed

Vote: Commissioners voted unanimous in favor (of commissioners present)

28983 - AN ORDINANCE REPEALING CHAPTERS 19.72 AND 19.73 OF THE EMIGRATION TOWNSHIP ORDINANCES, ENTITLED, RESPECTIVELY, "FOOTHILLS AND CANYONS OVERLAY ZONE" AND "FOOTHILLS AND CANYONS SITE DEVELOPMENT AND DESIGN STANDARDS," AND REPLACING THEM WITH A NEW CHAPTER 19.72, ENTITLED "FOOTHILLS AND CANYONS OVERLAY ZONE." THESE CHAPTERS ARE BEING REPEALED AND REPLACED TO CLARIFY AMBIGUOUS TERMS AND ELIMINATE CONFUSING TERMS, TO CLARIFY AND SIMPLIFY DEVELOPMENT AND DESIGN STANDARDS, TO CLARIFY AND SIMPLIFY THE APPLICATION PROCESS INCLUDING THE ROLES OF OTHER REGULATORY AGENCIES, TO RECONCILE CONFLICTS WITH WILDFIRE SUPPRESSION STANDARDS, TO BRING THE CHAPTER INTO COMPLIANCE WITH OTHER RECENT LEGAL REQUIREMENTS,

AND OTHER RELATED PURPOSES. CHANGES TO THE CURRENT ORDINANCE ARE IN THE FOLLOWING AREAS, AMONG OTHERS: PURPOSE STATEMENT, CLUSTERING, GRADING, TRAILS, TREE REMOVAL, STREAM SETBACKS, WILDLIFE, LIMITS OF DISTURBANCE, LOTS OF RECORD, AND DEFINITIONS. **Presenter:** Curtis Woodward

Salt Lake County Planning and Development Services Zoning Administrator Curtis Woodward provided an update and changes made to the ordinance as discussed at the previous work meeting.

Commissioner Pinon said with regards to the 42-inch fence, they were speaking of Emigration Canyon Road. Commissioner Karcut said makes sense to apply to the main canyon road.

Commissioner Pinon asked with limits of disturbance of the septic drain fields. Mr. Woodward said they expanded the limits of disturbance, so the septic leech fields need to be within the limits.

PUBLIC PORTION OF MEETING OPENED

No one from the public present to speak.

PUBLIC PORTION OF MEETING CLOSED

Motion: To recommend approval of file #28983 to the Emigration Metro Township Council with staff recommendations, and changes made and discussed at the special work meeting.

Motion by: Commissioner Steed

2nd by: Commissioner Wallace

Vote: Commissioners voted unanimous in favor (of commissioners present)

MEETING ADJOURNED

Time Adjourned – 9:04 a.m.