

8 January 2015 Minutes

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KAYSVILLE CITY PLANNING COMMISSION

January 8, 2015

Members Attending: Chairperson Gary Bullock, Matthew Anderson, Stroh DeCaire, Jake Garn, Lorene Kamalu, Russell Lindberg, Betty Parker

Staff Present: City Manager John Thacker, City Engineer Andy Thompson, Zoning Administrator Lyle Gibson

Others Present: Walter W. Parrish, Hazel Parrish, Kassidy Hart, Dave Adams

OPENING

The Planning Commission meeting was held on Thursday, January 8, 2015 at 7:00 p.m. in the Municipal Center.

Chairperson Gary Bullock opened the meeting by welcoming those present.

CONDITIONAL USE PERMIT FOR FARM ANIMALS AT 362 NORTH 300 EAST – LYNN WARD

Lyle Gibson explained that Mr. Ward is requesting a conditional use permit for farm animals on his property at 362 North 300 East. The property is approximately 25,900 square feet, which allows Mr. Ward up to fifty-nine chickens, rabbits or similar animals. Kaysville City ordinance requires that structures housing such animals be set back at least fifteen feet from all buildings on adjacent lots predominantly used or occupied by humans.

Stroh DeCaire made a motion to grant a conditional use permit for farm animals at 362 North 300 East for Lynn Ward. Betty Parker seconded the motion and it passed unanimously.

DISCUSSION OF KAYSVILLE CITY PLANNING FOR 2015

City Manager John Thacker explained that the City Council approved the General Plan with two changes to the draft. The Planning Commission should now focus on planning the city, and advise the City Council on what would be best as we look toward the future. This focus should include economic development and, more particularly, trying to find ways to build the revenue

base of the city while also providing the services desired and reducing resident's cost. We will need to consider developing or redeveloping properties for the greatest net benefit.

The Planning Commission Members and Staff discussed economic development within the City, including developments foreseen during the next year. The Main Street Area, Northwest Area and Southwest Area were discussed in detail.

CALL TO THE PUBLIC

Walt Parrish asked about who owned the property in the Business Park.

John Thacker responded that all lots except one and Barnes Park are privately owned.

REPORTS

Andy Thompson said that UDOT is working on a safety project on Highway 89. The project will construct median barriers and restrict access along the highway. The project will start at the Cherry Hill interchange and will go north into Layton. The changes being proposed will help with the safety of the road as the number of accesses are decreased. UDOT will be having a public meeting to take comment and answer questions on Tuesday, January 13, 2015.

CALENDAR

The next regularly scheduled meeting will be held on Thursday, January 22, 2015 at 7:00 p.m.

ADJOURNMENT

Jake Garn made a motion to adjourn. The motion passed unanimously and the meeting adjourned at 7:55 p.m.