



Ferron City Planning Commission Meeting Agenda 06-04-2019
Commission Room – Ferron City Hall
20 East Main Street, Ferron Utah
Phone - (435) 384-2350 Fax - (435) 384-2557 Web - ferroncity.org

Present:

Commissioner Liz Nielson	Commissioner Lane Justice
Commissioner Brad Richman	Brittany Yeates, Recorder
Maurice Anderson	Brett Tennant

1. CALL TO ORDER

Commissioner Nielson welcomed everyone and opened the meeting at 7:00 p.m. Roll Call showed that Commissioners Nielson, Justice, and Richman were present. Commissioner Chair Bloomer was excused.

2. APPROVAL OF MINUTES DATED MAY 7, 2019

Commissioner Justice made the motion to approve the minutes from May 7th, 2019. Commissioner Richman seconded the motion. The motion carried with Commissioners Justice, Richman, and Nielson all voting aye.

3. ZONING CLEARANCE

BRETT TENNANT – 85 S 800 W – NEW BUILD

Mr. Tennant bought land south of Byron Rollins. He plans to build a house with three bedrooms, a two-car garage, and a basement. The property is just under an acre and a half. He knows he will need three water shares, one for culinary and two for secondary. The planning commission looks forward to seeing the plans when they're ready and he brings them in.

BRUCE BALLARD – 180 E MAIN ST – CARPORT

Mr. Ballard was not present. Commissioner Justice had previously talked to him about his plan. Mr. Ballard wants to put a carport on the West side, adjacent to the Justice property. He plans on putting it closer than code allows. Commissioner Justice didn't have any issue with this if there was two feet with a gutter. Mr. Ballard will need to go to the Board of Adjustments to get a variance. The Commissioners have questions about what the carport will be made of.

Commissioner Richman moved to table this application until next meeting. Commissioner Justice seconded the motion. The motion carried with Commissioners Richman, Justice, and Nielson all voting aye.

Maurice Anderson had paid for a water hook up for the property on about 400 North and 100 West. He has met with CVSSD and was told it was up to the city on what improvement they want to pay for. Mr. Anderson says the road near there needs to be repaired and there needs to be a sidewalk for pedestrian safety.

Commissioner Justice recommended that he talk to Garrett Hanson and Council Member Trenergy. The City Council handles these. Mr. Anderson said he would deed over 50-foot strip of his property to the city to make a road to help owners of land locked properties around that area.

Mr. Anderson emphatically believes that there needs to be an approach on 300 North just off of State Street because J.D. Seely should not have to enter and leave the property on State Street. He has talked to the state engineers over this area and was told that there is

money out there to pay for this, it just needs to be applied for. It would cost between \$1500 to \$2000. He was informed this also needs to be brought to the council. Mr. Anderson would also like the city to clean up a couple properties.

4. REVIEW OF THE GENERAL PLAN FOR FERRON CITY

CHAPTER THREE – URBAN DESIGN

This chapter basically talked about giving the city a face lift. It touches on the beautification of the City Center, incorporating a nice street scape and having entrance or welcome signs. It also talked about how Ferron City is the Home of Peach Days but it is not posted up in many places. The Commissioners think it is a shame that we no longer have peach trees. They also understand that there are some eye sores that need to be addressed. We have had improvements in the past decade but still need more. The parking fines are helping with cleaning up the streets. Commissioner Nielson recommended having someone like the Sheriff to deliver notices of fines. Commissioner Justice said that other towns have their maintenance crew deliver door hangers. He also said he'll talk to the Sheriff to see if they can deliver any notices for us. The Commissioners don't believe anything in this chapter needs to be changed but it would be good to remind people of what's in the general plan. Everyone needs to be responsible for the city, not just the Planning Commission or the Council. Maybe we should get a marquee to help with keeping everyone better informed. Commissioner Justice recommended copying the last three pages of this chapter to show to the Council.

5. WORK SESSION

Commissioner Justice made a motion to enter a closed session at 7:54 p.m. The motion was seconded by Commissioner Richman. The motion carried with Commissioners Justice, Richman, and Nielson all voting aye.

Motion to reopen the regular meeting was made by Commissioner Nielson at 8:10 p.m. Commissioner Justice seconded the motion. Motion carried with Commissioners Nielson, Justice, and Richman all voting aye.

The Recorder asked for an update on Rayola Pfnister's request from last month. Commissioner Justice replied that she has not made a plan for the fence or made any official complaints with the city so there is nothing we can do to help her, yet. The Clarkes still have not made any significant changes. They were given another thirty days to have the animals moved to Clawson. The Planning Commission thinks that Langston may need to be informed and have to enforce it. Commissioner Justice will call him and talk to him about this.

6. ADJOURNMENT

Commissioner Justice moved to adjourn at 8:15 p.m. The motion was seconded by Commissioner Richman. Motion carried with Commissioners Justice, Nielson, and Richman voting unanimously in the affirmative.

ATTEST:

Commission Chair Ronny Bloomer

Brittany Yeates
Ferron City Recorder