

Francis City Planning Commission Meeting

Thursday May 16, 2019 at 7:00pm

2319 S. Spring Hollow Road

Francis UT. 84036

Present: Chair Trent Handsaker, Co-Chair Morgan Cox, Commissioner Brian Henneuse, Commissioner Lisa Khajavi, Planner Ryan Robinson, Engineer Scott Kettle, Secretary Susan Moses

Excused: Commissioner Collette Madison

Other Present: Jill Leonard, Liz Schuppert

Call Meeting to order:

Chair Handsaker called meeting to order at 7:02 p.m.

Final Hearing:

Jean McNeil Acres Phase 3 -Cancelled

Public Hearing: Code Text Amendment - Multifamily housing

Planner Robinson read staff report

Open Public Hearing

Closed Public Hearing

Discussion about allowed accessory structures. Putting restrictions on size of accessory structure, setbacks. Frontage per unit.

Recommended changes from Planning Commission:

18.58.040 Dimensional Standards

#1. change to maximum density of 6 units per acre.

18.85.160 Accessory Dwellings Requirements
Add – must be 12 feet off main dwelling.

18.58.030 Requirements for site plan review
9. Add – in a development of 6 or more units

Chair Handsaker motioned to make the changes of maximum density of 6 units per acre, in a development of 6 or more units, must be 12 feet setback off main dwelling and bring back to Planning Commission for review. Commissioner Kajavah seconded the motion. All voting in favor. Motioned Passed.

Planner Update

Planner Robinson gave update from City Council

1. Hart Ranch tabled for 60 days, need to come back with a traffic study. And update from County on extending Hallam road to 248.
2. Lighting Ordinance tabled for further review.

Approval of Minutes April 18th, 2019

Commissioner Handsaker motioned to approve the April 18, 2019 minutes. Commissioner Kajavah seconded the motion. All voting in favor. Motioned Passed.

Adjourn

Commissioner Cox motioned to adjourn. Commissioner Kajavah seconded the motion. All voting in Favor. Motion Passed. Adjourned at 8:49 p.m.

The content of the minutes is not intended, nor are they submitted as a verbatim transcription of the meeting. These minutes are a brief overview of what occurred at the meeting.

These minutes were X approved as presented. approved as amended at the meeting held on June 20, 2019.