

**Unapproved Meeting Minutes
Fairfield Planning Commission
Regular Meeting
March 1, 2023**

MINUTES

Date: Wednesday, March 1, 2023

Location: Fairfield Town Office, 103 East Main Street, Fairfield, Utah

Time: 7:00 p.m.

Minutes By: Stephanie Shelley

Agenda Item #1 - Open the Planning Commission Regular Meeting.

Chairwoman Alina Pringle called the meeting to order at 7:05 pm.

AGENDA ITEM #2 - Roll Call.

Chair Woman Alina Pringle, David Riet, Jane Lancaster, Heather Strong (via Zoom)

Excused Commissioners: Daymon Stephens

Staff Present: Stephanie Shelley - Recorder

Others Present:

Mayor Brad Gurney, Richard Cameron

Via Present Zoom: iPhone, Kelton

Agenda Item #3 - Public Comment Period (2-minute limit per person)

Time has been set aside for the public to express their ideas, concerns, and comments on items not scheduled as public hearings on the Agenda. Those wishing to speak are encouraged to show respect for those who serve the Town. Comments should focus on issues concerning the Town. Those wishing to speak should have signed in before the beginning of the meeting. (Please limit your comments to 2 minutes or less.)

No one had any comments.

Agenda Item #4 - Discussion and Vote to Approve the Butterfield Site Plan.

The Commissioners reviewed the site plan that the Butterfields had sent in.

Commissioner Lancaster motioned to approve the Butterfield site plan subject to the Town Council approval without being stamped and without the engineer's name and contact subject to Town Code 9.1.30. Without an addition of the distance of the driveway entrance to the highway. Commissioner Riet seconded the motion.

Chairwoman Pringle - Yes

Commissioner Lancaster - Yes

Commissioner Riet - Yes

Commissioner Strong - Yes

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Agenda Item #5 - Discussion with Barbara Wolf about Utah Sparklers Storage in the Light Industrial West Zone.

This was tabled since Barbara Wolf was absent.

Agenda Item #6 - Discussion on Updates for the Town Codebook.

The Commissioners held a discussion on accessory buildings. They also discussed codes 10.11.100 and 10.7.250. They added a few suggestions for Title 12.

The Commissioners are fine with the Town Council holding the Public Hearing.

Agenda Item #7 - Recommendations to the Town Council Regarding the Town Codebook.

Chairwoman Pringle motioned to recommend to the Town Council the following changes in Title 10. That we remove accessory buildings or structures as conditional uses in residential zones and change those into permitted uses in residential zones. Second, add definition in Title 12 for occupiable structures or buildings. Third, remove in the industrial zones, commercial zones, and heavy industrial zones for accessory structures remove the word unoccupied and leave it at accessory structure is a permitted use in each of those zones. To change the small accessory buildings to a maximum height of 10 feet to change that from a maximum sixteen feet when there is exemption for those with a building permit. In section 10.1.130 to include road connectivity in the list. Commissioner Lancaster seconded the motion. The motion passed unanimously.

Chairwoman Pringle - Yes

Commissioner Lancaster - Yes

Commissioner Riet - Yes

Commissioner Strong - Yes

Agenda Item #8 - Discussion on the General Plan

The Commissioners discussed items in the General Plan.

Agenda Item #9 - Future Agenda Items.

General Plan

Battery Storage

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Agenda Item #10 - Discuss Old Business.

Mayor Gurney said he is not sure Camp Floyd Museum will receive the requested funding.

Mayor Gurney stated that if anyone has any suggestions for the proposed Town park, to contact one of the Councilmen or Councilwomen. He stated that the council agreed that the Town Hall is not a high priority as the Town Office is working well at this time.

Agenda Item #11 - Discuss New Business.

Daymon will be resigning from the Planning Commission.

Mayor Gurney stated that they are working with North Pointe.

IRL CUP is almost complete.

Agenda Item #12 - Action Items.

General Plan.

Battery storage research.

Commissioner Pringle will send Title 9 changes for the Planning Commission's review.

Agenda Item #13- Adjourn the Planning Commission Regular Meeting.

*Motion made by Commissioner Riet to adjourn the meeting. Commissioner Pringle seconded the motion.
The meeting was adjourned at 9:07 pm.*

May 3, 2023

Stephanie Shelley

Minutes Approval Date

Town Recorder Stephanie Shelley