

Approved Meeting Minutes
Fairfield Planning Commission
Regular Meeting
April 16, 2024

Minutes

Date: Wednesday, April 16, 2024

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

Time: 7:00 P.M.

Minutes By: Recorder: Stephanie Shelley

Agenda Item #1- Open the Planning Commission Regular Session

Co-Chairman Taylor stated the meeting began at 7:06 pm.

Agenda Item #2- Roll Call

David Riet, Jane Lancaster, Wayne Taylor

Excused Commissioners:

Alina Pringle, Heather Strong

Staff Present:

Recorder: Stephanie Shelley

Others Present:

Mayor Hollie McKinney

Agenda Item #3 - Discuss and draft allowed uses, conditional uses, and standards for businesses in the Commercial Overlay Zone.

The Commissioners concentrated on formulating an amendment to integrate businesses within the Bradshaw development area. Following extensive discussion and cooperation, the Commissioners ultimately completed the proposed amendment.

In addition to amending regulations, the Commissioners thoroughly examined ordinances from various cities. This review explored potential approaches and strategies that could be adapted to Fairfield's unique requirements and conditions.

Agenda Item #4 - Motion to set a public hearing on proposed changes to the Commercial Overlay Zone

No motion was made.

Agenda Item #5 - Discuss Old Business

Mayor McKinney briefed the Commissioners on the proposed amendment to the Large-Solar ordinance, stating that applicants must adhere to the Solar Industry Commitment to Environmental & Social Responsibility, as outlined by the Solar Energy Industries Association. This commitment includes a declaration confirming compliance with these standards and their application.

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Mayor McKinney discussed the subdivision ordinance with the Commissioners, highlighting numerous issues requiring attention. To facilitate Alina's subdivision process, an amendment and phasing must be introduced. Additionally, Tal Adair is exploring the possibility of incorporating phasing into its development plans.

The commissioners deliberated on undeveloped subdivisions, originally designated for residents to partition their land and pass it down to their children. They also reviewed the outdated subdivision ordinance, which encompassed all relevant regulations. They expressed confusion as to why this ordinance was not included in the official codebook.

Agenda Item#6- Discuss New Business

Commissioner Riet prefers fewer agenda items. He's tired of the overwhelming number of items that prevent completion of tasks. Tonight's shorter agenda was a relief for him, as they were able to accomplish something, alleviating his frustration.

Agenda Item #7 - Action Items

Agenda Item #8- Adjourn the Planning Commission Regular Session.

Commissioner Lancaster moved to end the meeting, which was seconded by Commissioner Riet. The meeting ended at 8:57 p.m.

May 1, 2024

Stephanie Shelley

Minutes Approval Date

Stephanie Shelley Recorder/Clerk