

EMERGENCY MINUTES OF BOARD OF COUNTY COMMISSIONERS  
MILLARD COUNTY THE 2nd DAY OF MAY 2018  
AT THE COUNTY SATELLITE OFFICES, DELTA, UTAH

PRESENT: Wayne Jackson..... Chairperson  
Dean Draper..... Commissioner  
James I. Withers..... Commissioner  
  
Marki Rowley. .... County Clerk

EXCUSED: Pat Finlinson. .... County Attorney  
Jamie Hair ..... Deputy Clerk

ALSO PRESENT: Brian Ashton, Hadley Myers & Ty Ashton. .... Ashton Meats  
Scott Barney..... Millard Economic Development Association (MEDA)  
Adam Richins..... Planning and Zoning  
Bob Rogers..... Citizen

PURSUANT TO AN AGENDA WHICH HERETOFORE HAD BEEN PROVIDED TO each member of the governing body, posted at the principal office of the Millard County Commission, posted on the Utah Public Notice Website, and provided to the Millard County Chronicle Progress, a newspaper of general circulation within Millard County, Utah, as required by law, the following proceedings were had:

PUBLIC WAS WELCOMED

The meeting began at 7:30 p.m. after a brief welcome by Commissioner Jackson to the public and Commission members.

Commissioner Jackson explained that during the May 1, 2018 regular County Commission Meeting all three commissioners voted unanimously to hold this special meeting for the purpose of discussing and possibly approving Application #Z-2018-008 for a meat or poultry processing facility C-2 conditional use permit (CUP), located at approximately 1350 E 1550 N Fillmore. Neil Ashton - owner/applicant. Notice was provided pursuant the law.

Commissioner Jackson explained that the reason for this meeting is due to the undo economic hardship that would occur if the Commission were to wait for its next scheduled commission meeting to consider this application.

DISCUSSION AND POSSIBLE APPROVAL OF APPLICATION #Z-2018-008 FOR A MEAT OR POULTRY PROCESSING FACILITY C-2 CONDITIONAL USE PERMIT (CUP), LOCATED AT APPROXIMATELY 1350 E 1550 N FILLMORE. NEIL ASHTON - OWNER/APPLICANT

County Planner Adam Richins explained that this application is for a CUP, which is a permit

that is issued to mitigate any negative effects that the project might have on surrounding property owners or the community. He said that it is a presumptuous issuance. The existing operation of Ashton Meats has been around for approximately 15 years and located in the same location. He said that its operation was considered a conforming use up until 2013 when the County ordinance changed requiring meat processing plants to be evaluated prior to operating and to have any reasonable conditions assessed. He said that Ashton Meats was in operation before that law came into existence, therefore, it was allowed to continue as it was operating.

Mr. Richins said that an expansion constitutes a change in use or increase of use, which prompted the requirement of this business needing a CUP. He said that the requirement is the same as if a new business were to come into the County. He said that since Ashton Meats is expanding from what was previously approved and allowed, it loses its "Grandfathered In" status.

Mr. Richins said that this application is intended to address the items that need to be addressed. He said that the Planning Commission made recommendations that would require the County to determine if there are any mitigating factors with the expansion of the business.

Commissioner Draper said that the Planning and Zoning Commission forwarded a favorable recommendation. He said that the CUP is mentioned within the Federal and State requirements that Ashton Meats would have to meet anyway. He said that there is no variance in what Ashton Meats will be doing, with the exception of the expansion. He said that Brian Ashton explained, during the public hearing held at the Planning and Zoning Meeting, that they plan to increase their kill days from once a week to twice a week and will hire 5 additional employees to facilitate the expansion.

Commissioner Draper said that the hardship explained by Mr. Ashton was that they have scheduled a closure in order to accommodate the expansion and if the Commission were to wait for its next scheduled meeting to consider this application, it would off set all of the construction and require Ashton Meats to close down for a month instead of a week; which would be a great hardship for the business.

Commissioner Withers made a motion to approve Application #Z-2018-008 for a meat or poultry processing facility C-2 CUP, located at approximately 1350 E 1550 N Fillmore. Neil Ashton - owner/applicant.

Commissioner Draper SECONDED the motion. The voting was unanimous and the motion carried.

WHERE UPON THE MEETING ADJOURNED

Commissioner Jackson adjourned the meeting at 7:38 p.m..

Attest: \_\_\_\_\_

Approved: \_\_\_\_\_