

**MEETING OF THE  
MILLARD COUNTY PLANNING COMMISSION**

**MEETING MINUTES  
SEPTEMBER 5<sup>TH</sup>, 2018**

The Millard County Planning Commission met on Wednesday September 5<sup>th</sup>, 2018 at the Millard County Offices, 71 South 200 West, Delta, Utah.

**PRESENT:** David Sturlin ..... Planning Commission Chairman  
Tom Nielson.....Planning Commissioner  
Demar Iverson .....Planning Commissioner  
Joyce Barney ..... Planning Commission Vice Chairman  
Matthew Kesler .....Planning Commissioner  
Greg Greathouse .....Planning Commissioner  
Molly Stevens .....Planning Commissioner

**EXCUSED:**

**ALSO PRESENT:**

Adam Richins..... Planning and Zoning Administrator  
Angi Meinhardt..... Secretary  
Richard Waddingham ..... Millard County Deputy Attorney  
Redge Johnson..... Governor's Public Lands Office  
Dan Myers .....Applicant  
Michelle Myers.....Applicant  
Callie Peterson ..... Millard County Resident  
Rhett Wilkinson..... Millard County Chronicle Progress  
David Remkes ..... Millard County Resident  
Holly Remkes..... Millard County Resident  
Colleen Halsey..... Millard County Resident

PURSUANT TO AN AGENDA WHICH HERETOFORE HAD BEEN PROVIDED to each member of the Planning Commission, posted at the Millard County Offices in Delta, the Public Safety Building in Fillmore, and the Main Street Courthouse in Fillmore, posted on the Utah Public Notice Website and the Millard County 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:

**1. WELCOME, CALL TO ORDER –** Chairman David Sturlin

Planning Commission Chairman David Sturlin called the meeting to order at 6:30 pm. He welcomed all present.

**2. PUBLIC INPUT –**

Holly Remkes from Flowell approached the Commission. She stated she had some concerns with the pig farm that has already had a recommendation to the BOCC from the Planning Commission. There was discussion on the proposed pig farm north of Flowell. Planner Adam Richins stated there will be more review of the proposed CUP by the BOCC.

**3. PRESENTATION**-Information on Utah Roadless Rules Petition by Utah's Public Lands Policy Coordinating Office (PLPCO)

Redge Johnson with Governors Public Lands Office approached the Commissioner. He stated that the governor's office is asking the counties to help them with this petition and adding it to the resource management plan. He went over the process and asked that the Planning Commission have the information by November to move forward with this petition.

**4. PUBLIC HEARING** – Amendments to the Millard County Resource Management Plan, adopting and amending sections pertaining to Management Areas of State and Federal Lands; specifically lands managed under the federal Roadless Rule.

Commissioner Joyce Barney made a MOTION to open public hearing for Amendments to the Millard County Resource Management Plan, adopting and amending sections pertaining to Management Areas of State and Federal Lands; specifically lands managed under the federal Roadless Rule. Commissioner Greg Greathouse SECONDED the motion. Voting was unanimous in the affirmative. Public hearing open at 7:06 pm.

There was discussion on getting more grazing permits from the Forest Service, and also why the Forest Service has not come and cleaned out the burned areas.

Commissioner Greg Greathouse made a MOTION to close the public hearing. Commissioner Tom Nielson SECONDED the motion. Voting was unanimous in the affirmative. Public hearing closed at 7:15 pm.

**5. REVIEW and POSSIBLE RECOMMENDATION** - Amendments to the Millard County Resource Management Plan, adopting and amending sections pertaining to Management Areas of State and Federal Lands; specifically lands managed under the federal Roadless Rule.

There was discussion about this being recommended to the BOCC tonight.

Commissioner Greg Greathouse made a MOTION to give a favorable recommendation to the BOCC with the Amendments to the Millard County Resource Management Plan, adopting and amending sections pertaining to Management Areas of State and Federal Lands, specifically lands managed

under the federal Roadless Rule. With the recommendation that we try to maximize the Fish Lake National Forest and grazing to help control the fire. Commissioner Matthew Kessler SECONDED the motion. Voting was unanimous in the affirmative.

**6. PUBLIC HEARING –** Application #Z-2018-013 for C-2 Conditional Use Permit, Recreation (outdoor) at property located approximately 4000 W 2000 S, Delta Address Grid. Daniel & Michelle Myers- Owners/Applicants

Commissioner Joyce Barney made a MOTION to open public hearing for application Z-2018-013 for C-2 Conditional Use Permit. Commissioner Demar Iverson SECONDED the motion. Voting was unanimous in the affirmative. Public hearing opened at 7:29 pm.

Applicants Daniel & Michelle Myers approached the Commission and discussed the proposed application.

Callie Peterson approached the Commission. She has some property by this facility. She supports the barn, however her concern is all the vehicles and trailers parked on the streets.

There was discussion on the on-street parking restricted condition.

Commissioner Tom Nielson made a MOTION to close the public hearing. Commissioner Greg Greathouse SECONDED the motion. Voting was unanimous in the affirmative. Public hearing closed at 7:44 pm.

**7. REVIEW and POSSIBLE RECOMMENDATION -** Application #Z-2018-013 for C-2 Conditional Use Permit, Recreation (outdoor) at property located approximately 4000 W 2000 S, Delta Address Grid. Daniel & Michelle Myers- Owners/Applicants

There was discussion on restroom facilities on the property.

Commissioner Tom Nielson made a MOTION to make a favorable recommendation to the BOCC for application Z-2018-013 for a C-2 Conditional Use permit, including the reasonable conditions:

- a. The proposed Recreation (Outdoor) facility and activities be conducted in compliance with the requirements of this Ordinance, all other applicable Land Use Ordinances, and all applicable Federal, State or Local Requirements and regulations.
- b. Applicant shall apply for and comply with the requirements for the issuance of building permits, including payment of fees based on adopted fee schedules.
- c. Dust control procedures be implemented
- d. Trash containers be provided onsite
- e. Vehicles and trailers be restricted from on-street parking.

Commissioner Demar Iverson **SECONDED** the motion. Voting was unanimous in the affirmative.

- 8. DISCUSSION** regarding proposed area boundaries of overlay zones for potential renewable energy projects.

There was discussion and review on the proposed area boundaries of overlay zones for potential renewable energy projects.

- 9. DISCUSSION** regarding the Millard County Subdivision Ordinance.

There was discussion on finishing the draft subdivision ordinance. There was discussion on changing the AFO And CAFO.

- 10. PLANNING and ZONING ADMINSTRATOR'S REPORT**

There are some proposed projects that will need to be discussed in the near future.

- 11. OTHER BUSINESS**

- 12. APPROVAL OF MINUTES – July 11, 2018**

The proposed minutes of the regular Commission meeting held July 11<sup>th</sup>, 2018 were presented for consideration and approval. Following review and consideration of minor corrections, Commissioner Joyce Barney made a MOTION to approve the minutes for July 11<sup>th</sup>, 2018 as corrected. Commissioner Demar Iverson **SECONDED** the motion. Voting was unanimous in the affirmative.

- 13. POSSIBLE CLOSED MEETING** Pursuant To the Utah Code Annotated Section 52-4-204 & 205

No closed meeting was held.

- 14. ADJOURNMENT**

Commissioner Demar Iverson made a MOTION to adjourn. Commissioner Joyce Barney **SECONDED** the motion. Voting was unanimous in the affirmative.

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Dated this \_\_\_ day of \_\_\_\_\_ 2018  
David Sturlin, Chairman  
Millard County Planning Commission