

Meeting Procedures

Outline of Meeting Procedures:

- ❖ The Chair will call the meeting to order, read the opening meeting statement, and then introduce the item.
- ❖ The typical order is for consent items, old business, and then any new business.
- ❖ Please respect the right of other participants to see, hear, and fully participate in the proceedings. In this regard, anyone who becomes disruptive, or refuses to follow the outlined procedures, is subject to removal from the meeting.

Role of Staff:

- ❖ Staff will review the staff report, address the approval criteria, and give a recommendation on the application.
- ❖ The Staff recommendation is based on conformance to the general plan and meeting the ordinance approval criteria.

Role of the Applicant:

- ❖ The applicant will outline the nature of the request and present supporting evidence.
- ❖ The applicant will address any questions the Planning Commission may have.

Role of the Planning Commission:

- ❖ To judge applications based upon the ordinance criteria, not emotions.
- ❖ The Planning Commission's decision is based upon making findings consistent with the ordinance criteria.

Public Comment:

- ❖ The meeting will then be open for either public hearing or comment. Persons in support of and in opposition to the application or item for discussion will provide input and comments.
- ❖ The commission may impose time limits for comment to facilitate the business of the Planning Commission.

Planning Commission Action:

- ❖ The Chair will then close the agenda item from any further public comments. Staff is asked if they have further comments or recommendations.
- ❖ A Planning Commissioner makes a motion and second, then the Planning Commission deliberates the issue. The Planning Commission may ask questions for further clarification.
- ❖ The Chair then calls for a vote and announces the decision.

Commenting at Public Meetings and Public Hearings

Address the Decision Makers:

- ❖ When commenting please step to the podium and state your name and address.
- ❖ Please speak into the microphone as the proceedings are being recorded and will be transcribed to written minutes.
- ❖ All comments must be directed toward the matter at hand.
- ❖ All questions must be directed to the Planning Commission.
- ❖ The Planning Commission is grateful and appreciative when comments are pertinent, well organized, and directed specifically to the matter at hand.

Speak to the Point:

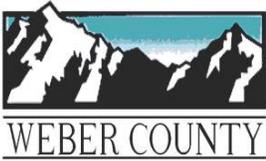
- ❖ Do your homework. Obtain the criteria upon which the Planning Commission will base their decision. Know the facts. Don't rely on hearsay and rumor.
- ❖ The application is available for review in the Planning Division office.
- ❖ Speak to the criteria outlined in the ordinances.
- ❖ Don't repeat information that has already been given. If you agree with previous comments then state that you agree with that comment.
- ❖ Support your arguments with relevant facts and figures.
- ❖ Data should never be distorted to suit your argument; credibility and accuracy are important assets.
- ❖ State your position and your recommendations.

Handouts:

- ❖ Written statements should be accurate and either typed or neatly handwritten with enough copies (10) for the Planning Commission, Staff, and the recorder of the minutes.
- ❖ Handouts and pictures presented as part of the record shall be left with the Planning Commission.

Remember Your Objective:

- ❖ Keep your emotions under control, be polite, and be respectful.
 - ❖ It does not do your cause any good to anger, alienate, or antagonize the group you are standing in front of.
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WESTERN WEBER PLANNING COMMISSION

MEETING AGENDA

August 14, 2018

5:00 p.m.

WS1: Discussion and input on the Western Weber Future public involvement process

Adjourn Work Session to Regular Meeting

- ***Pledge of Allegiance***

- ***Roll Call:***

1. Consent items

1.1 LVD061218: Consideration and action on a request for final approval of D.M. Hadley Subdivision, consisting of five lots, located at approximately 4300 West 3300 South, Ogden.

1.2 DR 2018-10: Consideration and action on a design review application for a 20,000 square foot parts storage building located at 2100 N Rulon White Blvd, Ogden.

Petitions, Applications, and Public Hearings

2. Administrative items

a. New Business

2.1 LVS120716: Consideration and action on a request for final approval of Sun Crest Meadows Subdivision Phase

3. Legislative items

a. New Business

3.1 ZTA 2018-02: Public hearing to discuss and take comment on a proposal to amend the following section of the Weber County Code: Standards for Detached Single-Family Dwelling (Chapter 108 Title 15) to add standards for single family dwellings with secondary kitchens.

3.2 ZTA 2018-02: Discussion regarding a proposed general plan amendment (GP 2018-02) and proposed rezone (ZMA 2018-02) for land at approximately 650 South, 7900 West. The general plan amendment would change area designated as future "industrial" to future "residential/agricultural." The rezone would change area currently zone M-1 to A-2.

Presenter: Charlie Ewert. Applicant: John Price

- a. Decision regarding File #GP 2018-02, a request to amend the West Central Weber County General Plan.
- b. Decision regarding File #ZMA 2018-02, a request to amend the County's zoning map, rezoning areas designated as the M-1 zone to the A-2 zone.

3.3 GP 2018-02: Discussion regarding a proposed general plan amendment (GP 2018-03) and proposed rezone (ZMA 2018-03) for land at approximately 4441 South 4300 West. The general plan amendment would change area designated as future "residential/agricultural" to future "community village center." The rezone would change area currently zone A-1 to either the C-1 or C-2 zone. Presenter: Charlie Ewert. Applicant: Dan and Tami Baugh

- c. Decision regarding File #GP 2018-03, a request to amend the West Central Weber County General Plan.
- d. Decision regarding File #ZMA 2018-03, a request to amend the County's zoning map, rezoning areas designated as the A-1 zone to the C-1 or C-2 zone.

Public Comment for Items not on the Agenda
Remarks from Planning Commissioners
Planning Director Report
Remarks from Legal Counsel
Adjourn to second Work Session

WS1: Discussion: Modification to the Flag lot access strip, private right-of-way, and access easement standards to amend the *Lot/parcel standards* by adding provisions regulating minimum yard setback requirements.

The regular meeting will be held in the Weber County Commission Chambers, in the Weber Center, 1st Floor, 2380 Washington Blvd., Ogden, Utah.

Please enter the building through the front door on Washington Blvd. if arriving to the meeting after 5:00 p.m.

A Pre-Meeting will be held at 4:30 p.m. in Commission Chambers Break Out Room. The agenda for the pre-meeting consists of discussion of the same items listed above, on the agenda for the meeting.
No decisions are made in the pre-meeting, but it is an open, public meeting.

In compliance with the Americans with Disabilities Act, persons needing auxiliary services for these meetings should call the Weber County Planning Commission at 801-399-8791