

CLEARFIELD CITY COUNCIL
AGENDA AND SUMMARY REPORT
April 25, 2017 – POLICY SESSION

Meetings of the City Council of Clearfield City may be conducted via electronic means pursuant to Utah Code Ann. § 52-4-207 as amended. In such circumstances, contact will be established and maintained via electronic means and the meetings will be conducted pursuant to the Electronic Meetings Policy established by the City Council for electronic meetings.

Executive Conference Room
55 South State Street
Third Floor
Clearfield, Utah

6:00 P.M. WORK SESSION

Discussion on the Amended Final Subdivision Plat for Midtown Village at Legend Hills Subdivision
Located at Approximately 1850, 1900 and 1950 East 700 South

Discussion on the Final Subdivision Plat for Morgan Pavement Subdivision
Located at 600 and 624 South Main

Discussion on a Zoning Text Amendment to City Code § 11-8A-11, Agricultural Zone (A-1), § 11-8B-11,
Agricultural Zone (A-2) to Allow for the Keeping of Chickens in the Agricultural Zones

Discussion on the 1000 East Pedestrian Crossing Upgrade Warrant Study

*(Any items not fully addressed prior to the Policy Session will be addressed in a Work Session
immediately following the Policy Session)*

City Council Chambers
55 South State Street
Third Floor
Clearfield, Utah

7:00 P.M. POLICY SESSION

CALL TO ORDER:

Mayor Shepherd

OPENING CEREMONY:

Councilmember Phipps

APPROVAL OF MINUTES:

March 21, 2017 – Work Session

March 28, 2017 – Policy Session

April 11, 2017 – Policy Session

PRESENTATION:

1. **CERT (COMMUNITY EMERGENCY RESPONSE TEAM) GRADUATION**

BACKGROUND: The City recently provided CERT training to some residents interested in providing aid to their neighborhood and community in the event of an emergency. Upon completion of the required training a graduation ceremony took place. The City would like to recognize their efforts in completing the training.

PUBLIC HEARINGS:

2. **PUBLIC HEARING TO REVIEW AND ADOPT THE 2017/2018 COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) ONE-YEAR ACTION PLAN**

BACKGROUND: The One-Year Action Plan is necessary for Clearfield City to qualify for Community Development Block Grant (CDBG) funds through the Department of Housing and Urban Development (HUD). The plan covers the program year July 1, 2017 to June 30, 2018. A 30-day comment period commenced March 15, 2017, though no written comments were received.

RECOMMENDATION: Receive public comment.

3. **PUBLIC HEARING TO RECEIVE COMMENT ON A ZONING TEXT AMENDMENT TO CITY CODE § 11-8A-11, AGRICULTURAL ZONE (A-1), AND § 11-8B-11, AGRICULTURAL ZONE (A-2) TO ALLOW FOR THE KEEPING OF CHICKENS IN THE A-1 AND A-2 ZONES**

BACKGROUND: The City Council recently approved changes to the Land Use Ordinance that allowed chickens to be kept on residential lots. During the public hearings, interested parties asked the Council to consider allowing the keeping of chickens on A-1 and A-2 parcels that did not meet the minimum lot size standards in the agricultural zoning districts. Currently, A-1 and A-2 zones allow for chickens only on lots that are greater than one-half (1/2) acre.

RECOMMENDATION: Receive public comment.

4. **PUBLIC HEARING TO RECEIVE COMMENT ON A ZONING TEXT AMENDMENT TO CITY CODE, TITLE 11 – LAND USE FOR THE REGULATIONS OF ACCESSORY BUILDINGS AND STRUCTURES IN ALL A-1, A-2, AND R-1 ZONING DISTRICTS**

BACKGROUND: A request for amendments to the regulations governing accessory buildings and structures was first heard by the City Council in October 2016. At that time, the Council directed staff to conduct additional study on the matter which included a review of neighboring municipalities' regulations. Staff studied the matter and is making recommendations to have the regulation of accessory buildings moved to Supplemental Regulations in Title 11 of the City Code as well as changes to height requirements, building design, and other requirements. The amendments being proposed are meant to allow residents to make better use of their properties related to the construction and use of accessory buildings.

RECOMMENDATION: Receive public comment.

5. PUBLIC HEARING TO RECEIVE COMMENT ON AN AMENDED FINAL SUBDIVISION PLAT FOR MIDTOWN VILLAGE AT LEGEND HILLS SUBDIVISION LOCATED AT APPROXIMATELY 1850, 1900 AND 1950 EAST 700 SOUTH

BACKGROUND: The request for the amended Final Subdivision Plat is to reconfigure the lots in the Midtown Village at Legend Hills Subdivision by consolidating the existing three lots into two lots. The site is being considered for a mixed-use development.

RECOMMENDATION: Receive public comment.

SCHEDULED ITEM:

6. CITIZEN COMMENTS
7. CONSIDER APPROVAL OF THE 2017/2018 COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) ONE-YEAR ACTION PLAN

RECOMMENDATION: Approve the 2017/2018 Community Development Block Grant (CDBG) One-Year Action Plan and authorize the Mayor's signature to any necessary documents.

8. CONSIDER APPROVAL OF ORDINANCE 2017-06 AMENDING THE CLEARFIELD CITY CODE, TITLE 11 – LAND USE FOR THE REGULATIONS OF ACCESSORY BUILDINGS AND STRUCTURES IN ALL A-1, A-2, AND R-1 ZONING DISTRICTS

RECOMMENDATION: Approve Ordinance 2017-06 amending the Clearfield City Code, Title 11 – Land use for the regulations of accessory buildings and structures in all A-1, A-2, and R-1 zoning districts, and authorize the Mayor's signature to any necessary documents.

9. CONSIDER APPROVAL OF ORDINANCE 2017-07 AMENDING THE CLEARFIELD CITY CODE § 11-8A-11, AGRICULTURAL ZONE (A-1), AND § 11-8B-11, AGRICULTURAL ZONE (A-2) TO ALLOW FOR THE KEEPING OF CHICKENS IN THE A-1 AND A-2 ZONES

RECOMMENDATION: Approve Ordinance 2017-07 amending the Clearfield City Code § 11-8A-11, Agricultural Zone (A-1), and § 11-8B-11, Agricultural Zone (A-2) to allow for the keeping of chickens in the A-1 and A-2 zones, and authorize the Mayor's signature to any necessary documents.

10. CONSIDER APPROVAL OF THE AMENDED FINAL SUBDIVISION PLAT FOR THE MIDTOWN VILLAGE AT LEGEND HILLS SUBDIVISION LOCATED AT APPROXIMATELY 1850, 1900, AND 1950 EAST 700 SOUTH

RECOMMENDATION: Approve the amended Final Subdivision Plat for the Midtown Village at Legend Hills Subdivision located at approximately 1850, 1900, and 1950 East and 700 South, and authorize the Mayor's signature to any necessary documents.

11. CONSIDER APPROVAL OF THE FINAL SUBDIVISION PLAT FOR THE MORGAN PAVEMENT SUBDIVISION PLAT LOCATED AT 600 AND 624 SOUTH MAIN

BACKGROUND: Morgan Pavement purchased three lots intending to expand its current operations. The request is to combine the three lots which had previously been used as a single family home into one and demolish two of the buildings while keeping the third for its operations. Site Plan approval will be necessary by the Planning Commission before the site can be developed.

RECOMMENDATION: Approve the Final Subdivision Plat for the Morgan Pavement Subdivision located at 600 and 624 South Main, and authorize the Mayor's signature to any necessary documents.

12. CONSIDER APPROVAL OF A PROCLAMATION DECLARING APRIL 28, 2016 AS ARBOR DAY IN CLEARFIELD CITY

BACKGROUND: Clearfield City will celebrate Arbor Day on Friday, April 28, 2017. The City supports all efforts to plant and protect trees within its boundaries because trees are valuable to the City's environment. Clearfield has received the "Tree City USA" designation for the past 20 years. Community Services Director, Eric Howes, requests the date of April 28, 2017, be officially declared "Arbor Day" in the City of Clearfield.

RECOMMENDATION: Approve the Proclamation officially declaring April 28, 2017 as Arbor Day" in the City of Clearfield and authorize the Mayor's signature to any necessary documents.

COMMUNICATION ITEMS:

Mayor's Report
City Council Reports
City Manager's Report
Staff Reports

****ADJOURN AS THE CITY COUNCIL****

Dated this 20th day of April, 2017.

/s/Nancy R. Dean, City Recorder

The City of Clearfield, in accordance with the 'Americans with Disabilities Act' provides accommodations and auxiliary communicative aids and services for all those citizens needing assistance. Persons requesting these accommodations for City sponsored public meetings, service programs or events should call Nancy Dean at 525-2714, giving her 48-hour notice.