MEETING NOTICE OF THE CLEARFIELD CITY PLANNING COMMISSION

Notice is hereby given that the Clearfield City Planning Commission will hold a regularly scheduled meeting at 7:00 P.M., Wednesday, December 7, 2016, on the 3rd floor in the City Council Chambers of the Clearfield City Municipal Building, 55 S. State, Clearfield, Utah.

7:00 PM CALL TO ORDER-- PLEDGE OF ALLEGIANCE

1. APPROVAL OF MINUTES
   A. November 2, 2016

PUBLIC HEARINGS:

2. Public Hearing for CUP 1610-0001, a request by Jeremy Witte, for a Conditional Use approval for an automotive repair shop, located at approximately 405 N. 1000 W (TIN: 14-248-0001). The property is approximately 0.44 acres in size and is located in a C-2 (commercial) zoning district. (ITEM TO BE CONTINUED TO JANUARY 4, 2017 MEETING)

3. Public Hearing, Discussion and Possible Action on PSP 1610-0002, a request by Brandon MacDougald for Preliminary Subdivision Plat approval, located at 585 N. Main Street (TIN: 14-071-0039) and 567 N. Main Street (TIN: 14-071-0040). The properties are approximately 0.62 acres and are located in the C-2 (commercial) zoning district.

4. Public Hearing for CUP 1610-0003, a request by Brian King on behalf of King’s Automotive, for a Conditional Use Permit approval for an automotive repair shop, located at approximately 1181 South State Street (TIN: 12-067-0081). The property is approximately 0.56 acres in size and is located in a C-2 (commercial) zoning district.

5. Public Hearing for CUP 1611-0001 a request by C. Darwin Nelson, on behalf of Safebuy Auto Sales, for a Conditional Use Permit approval for a motor vehicle sales lot located at approximately 1265 South State Street (TIN: 12-066-0051). The property is approximately 0.609 acres in size and is located in a C-2 (commercial) zoning district.

SCHEDULED ITEMS:

6. Discussion and Possible Action on PSP 1610-0002, a request by Brandon MacDougald for Preliminary Subdivision Plat approval, located at 585 N. Main Street (TIN: 14-071-0039) and 567 N. Main Street (TIN: 14-071-0040). The properties are approximately 0.62 acres and are located in the C-2 (commercial) zoning district.
   A. Discussion and Possible Action FSP 1610-0002, a request by Brandon MacDougald for Final Subdivision Plat approval, located at 585 N. Main Street (TIN: 14-071-0039) and 567 N. Main Street (TIN: 14-071-0040). The properties are approximately 0.62 acres and are located in the C-2 (commercial) zoning district.
7. Discussion and Possible Action on **CUP 1610-0003**, a request by Brian King on behalf of King’s Automotive, for a Conditional Use Permit approval for an automotive repair shop, located at approximately 1181 South State Street (TIN: 12-067-0081). The property is approximately 0.56 acres in size and is located in a C-2 (commercial) zoning district.

8. Discussion and Possible Action on **CUP 1611-0001** a request by C. Darwin Nelson, on behalf of Safebuy Auto Sales, for a Conditional Use Permit approval for a motor vehicle sales lot located at approximately 1265 South State Street (TIN: 12-066-0051). The property is approximately 0.609 acres in size and is located in a C-2 (commercial) zoning district.

9. Discussion and Possible Action on **SP 1609-0007**, a request by Jeremy Witte, for a Site Plan approval for a retail building, for decking sales, located at approximately 385 N. 1000 W (TIN: 14-248-0002). The property is approximately 0.43 acres in size and is located in a C-2 zoning district. *(ITEM TO BE CONTINUED TO JANUARY 4, 2017 MEETING)*

10. Discussion and Possible Action on **CUP 1610-0001**, a request by Jeremy Witte, for a Conditional Use Permit approval for an automotive repair shop, located at approximately 405 N. 1000 W (TIN: 14-248-0001). The property is approximately 0.44 acres in size and is located in a C-2 (commercial) zoning district. *(ITEM TO BE CONTINUED TO JANUARY 4, 2017 MEETING)*

   A. Discussion and Possible Action on **SP 1610-0001**, a request by Jeremy Witte, for a Site Plan approval for an automotive repair shop, located at approximately 405 N. 1000 W (TIN: 14-248-0001). The property is approximately 0.44 acres in size and is located in a C-2 (commercial) zoning district. *(ITEM CONTINUED TO JANUARY 4, 2017 MEETING)*

**DISCUSSION ITEMS:**
11. Discussion on title 12 changes
12. Discussion on Title 11 changes
   A. Motor Vehicle Sales

**COMMUNICATION AND TRAINING:**
13. Training – TBD
14. Planning Commission Appointees:
   B. Michael Britton – Full Member (term will expire in February 2021)
   C. Mallory Beaudry – Alternate (term will expire in February 2018)
15. Staff Communications
   a. In January we will be holding Chair and Vice Chair elections; as outlined in Planning Commission Rules and Regulations.
      Election of Chairperson and Vice-Chairperson.
      1. The Commission shall annually elect a Chairperson and Vice-Chairperson at the first regularly scheduled meeting in January by majority vote after taking nominations from the body. The term will be for a period of one year, with a maximum of five consecutive terms. If the Chairperson is no longer able to fulfill the responsibilities of the Chair, either due to death, resignation, removal, disqualification, etc., then the Vice-Chairperson shall serve as the acting Chair until a new Chairperson is elected by the body to fulfill the remaining
portion of the Chair’s unexpired term. The Commission need not wait until the annual
election in January in order to replace a Chairperson that has resigned, been removed or
disqualified, etc.

2. A Commissioner must serve on the Planning Commission for at least one year before being
eligible to be elected as the Chairperson. All Commissioners are eligible to serve as the
Vice-Chairperson.

16. Planning Commissioners’ Minute

**PLANNING COMMISSION MEETING ADJOURNED**

/D. N. B. O.

Dated this 5th day of December, 2016
/s/Spencer W. Brimley, Development Services Manager