

**TOWN OF PAYSON
PLANNING AND ZONING COMMISSION
MINUTES OF THE PUBLIC MEETING
November 14, 2011**

Vice-Chairman Mona called the duly posted meeting of the Planning and Zoning Commission to order at 3:00 p.m. in the Town Council Chambers.

PLEDGE OF ALLEGIANCE

ROLL CALL

PRESENT: James Scheidt, Joel Mona, Lori Meyers, and Mark Waldrop.

ABSENT: Russell Goddard, Jeff Loyd, and Clark Jones

STAFF PRESENT: Sheila DeSchaaf, Zoning Administrator, LaRon Garrett, Assistant Town Manager, Doni Wilbanks, Planning Technician, Tim Wright, Town Attorney, and Tracie Bailey, Deputy Town Clerk.

A. APPROVAL OF MINUTES

1. Public Meeting 10-10-11 Pages 1-3

Vice-Chairman Mona moved, seconded by Commissioner Scheidt, to approve the minutes of the October 10, 2011, meeting.

Motion carried 4-0.

B. PUBLIC COMMENTS - Comments concerning items not on the agenda. Note: Those wishing to address the Planning and Zoning Commission during this time need not request permission in advance. Action taken as a result of public questions and comments shall be limited to directing staff to study the matter or rescheduling the matter and decision at a later date. There shall be no discussion regarding any issues presented.

There were no public comments.

C. SCHEDULED HEARING(S)

1. P11-006 Unified Development Code Amendment

Filed by: Town of Payson

Location: Could affect all of Payson

Purpose: To amend the Unified Development Code provisions pertaining to Subdivision and Minor Land Division standards, procedures and required improvements.

Sheila DeSchaaf, Zoning Administrator, gave a brief recap from the last meeting and went over the minor changes that were suggested.

Several members of the Commission expressed their concerns with the proposed

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removal of a public hearing process for a preliminary plat of ten (10) or fewer lots on properties less than ten (10) acres in size.

There was discussion regarding public involvement during the preliminary plat process.

It was the consensus of the Commission to remove the provisions regarding small subdivisions.

Vice-Chairman Mona opened the public hearing.

Vice-Chairman Mona closed the public hearing.

Motion: That P11-006 be approved with the deletion of the small subdivision provisions. (The motion will be treated as a recommendation to Council.)

Moved by Lori Myers, seconded by James Scheidt.

Vote: Motion carried 4 - 0

Yes: James Scheidt, Joel Mona, Lori Myers, and Mark Waldrop.

Absent: Russell Goddard, Jeff Loyd, and Clark Jones.

D. SCHEDULED DISCUSSION/POSSIBLE ACTION

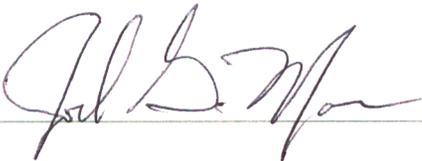
1. There are no items for this section.

E. REQUESTS TO STAFF FOR THE PLACEMENT OF ITEMS ON FUTURE PLANNING & ZONING COMMISSION AGENDAS

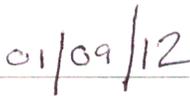
F. INFORMATION TO COMMISSION (Not for Discussion)

Sheila DeSchaaf, Zoning Administrator, stated that staff was anticipating a meeting next month.

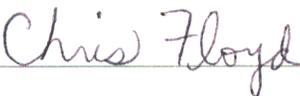
ADJOURNMENT - 3:26 P.M.



Joel Mona, Vice-Chairman



Approved



Chris Floyd, Executive Assistant