

Payson City  
Planning Commission Meeting  
Payson City Center, 439 W Utah Avenue, Payson UT 84651  
Wednesday, October 11, 2023, 6:30 p.m.

Conducting: Ryan Frisby, Planning Commission Chair

Commissioners: Camarie Brinkerhoff, Ryan Frisby, Kepi Heimuli, Kathy Marzan, Kit Morgan,  
Ryan Rowley, Blair Warner

Absent:

Staff: Robert Mills, Development Services Director  
Jill Spencer, Senior Planner  
Michael Bryant, Planner II

Others

1. Call to Order

This meeting of the Planning Commission of Payson, Utah, having been properly noticed, was called to order at 6:30 p.m.

2. Invocation/Inspirational Thought – Commissioner Heimuli

3. Consent Agenda

3.1 Approval of minutes for the regular meeting of August 23, 2023.

**MOTION: Commissioner Morgan - To approve the Consent Agenda.** Motion seconded by Commissioner Heimuli. Those voting yes – Camarie Brinkerhoff, Ryan Frisby, Kepi Heimuli, Kathy Marzan, Kit Morgan, Ryan Rowley, Blair Warner. The motion carried.

4. Public Forum

No public comment.

5. Review Items

5.1 PUBLIC HEARING - Ordinance Text Amendment to Title 12, Subdivision Regulations, and to Title 13, Zoning. Revisions and amendments include revisions to the approval process for subdivision development.

*Note: The Title 13 Zoning section regarding regulations governing the use of portable storage containers, also known as cargo of shipping containers, will not be included in this public hearing.*

Staff Presentation:

Staff gave an overview of the proposed ordinance text amendments regarding Title 12 of Payson City Code. These amendments are proposed to comply with revisions to Utah State Code relating to subdivision

approvals. Staff explained that these subdivision approvals are an administrative process, not legislative. An applicant that meets all requirements should be granted approval. Questions from commissioners were addressed and discussion was held.

**MOTION: Commissioner Heimuli – To open the public hearing.** Motion seconded by Commissioner Morgan. Those voting yes: Camarie Brinkerhoff, Ryan Frisby, Kepi Heimuli, Kathy Marzan, Kit Morgan, Ryan Rowley, Blair Warner. The motion carried.

Public Comment:  
No public comment.

**MOTION: Commissioner Heimuli – To close the public hearing.** Motion seconded by Commissioner Marzan. Those voting yes: Camarie Brinkerhoff, Ryan Frisby, Kepi Heimuli, Kathy Marzan, Kit Morgan, Ryan Rowley, Blair Warner. The motion carried.

Commission Discussion:  
There was no further discussion.

**MOTION: Commissioner Heimuli – To send a positive recommendation to City Council for Title 12 amendments with grammar overstrikes and changes mentioned.**

Motion seconded by Commissioner Morgan. A roll call vote was taken. Those voting yes: Camarie Brinkerhoff, Ryan Frisby, Kepi Heimuli, Kathy Marzan, Kit Morgan, Ryan Rowley, Blair Warner. Those voting no: none. The motion carried.

#### 6. Commission and Staff Reports and Training

Commissioner Frisby moved this item to be discussed after the work session, at which time commissioners commented on the previous South Utah County Planning Training event.

#### 7. Work Session

##### 7.1 Discussion Item: Portable Shipping Containers.

Staff gave a presentation regarding the varied uses of portable shipping containers within Payson City and other municipalities, including examples of positive and negative uses. Discussion was held concerning existing ordinance and possible new ordinance.

**MOTION: Commissioner Morgan – To adjourn.** Motion seconded by Commissioner Rowley. Those voting yes: Camarie Brinkerhoff, Ryan Frisby, Kepi Heimuli, Kathy Marzan, Kit Morgan, Ryan Rowley, Blair Warner. The motion carried.

The meeting adjourned at 7:41 p.m.

/s/ Marty Dargel  
Marty Dargel, Planning Technician