



PLANNING & ZONING MEETING

Public Meeting of Thursday, September 19, 2024 6:30 PM
Mendon City Hall, 15 North Main Street, Mendon, UT 84325

MINUTES

Commission members present: Keilani Ludlow, Megan Brown, Val Theurer, Todd Theurer, Melissa Porter

Commission members excused: Li Gasu, Steve Stokes

City Council members present: Amy Garbe

Also present from Mendon City: Abby Tolbert, P&Z Secretary, Holly Gordon, City Clerk

Public members present: Norm Bird, Charlotte Bird

Presiding: Keilani Ludlow, Chair

Minutes prepared by Abby Tolbert

6:35 PM: Keilani calls meeting to order.

Acceptance of Minutes: August 2024

Motion to accept minutes: Keilani Ludlow

Second: Val Theurer

All in favor.

Agenda:

Norm Bird wants to divide the lot, not for building, but possibly in the future. Norm wants to split the property on the southwest corner of 100 West and 100 South. He does not own the land. His sister and mother do. Norm does not have proof of ownership. We need a paper signing off for ownership since his sister and mother own it. The committee conditionally approves it upon receiving proof of ownership and approval of the split. Todd Theurer motions to approve conditional. Megan Browns seconds the motion. Passes unanimously.

Brent Willie did not show up. There was some miscommunication. We will set up a meeting with him before the next city council meeting.

Citizen participation: None

Other business:

Light Ordinance:

The committee looked over the light ordinance. They don't have anything to add or change. Val Theurer motions to approve. Todd Theurer seconds.



Noise Ordinance:

In ordinance 0.00.030 part D, they suggest that it is made clear that landscaping is only related to construction and not for people that are mowing their lawn.

Keilani suggests that in 0.00.050, it needs to be clear that if you keep breaking the ordinance that you will forfeit your business license.

Keilani thinks in 0.00.050 part C, the 14 day period should not be in the ordinance, or if people have something that they need, like a generator, that they can go to city council or the mayor and see if they can get special permission. Or take it out completely, and if it becomes a problem for people with emergencies, they will address and change it.

Amy suggests that we set up a plan with animal control that they record every warning so that the city can keep track of them. The city gets a report every month of when animal control comes out. The report does not include names, but it does include addresses. Megan suggests that the city should have someone look at the report every month, so that the city can keep track of the people and write them warnings and/or citations. Amy is going to talk to the pound to see what we can do about it from the pound's end.

Val thinks there needs to be someone to administer the warnings and citations.

Keilani has talked to Planning and Zoning chair in Millville, and she has suggested that Mendon, Millville, and maybe another small town, went in together and hire an enforcement officer to deliver the fines and be the enforcer.

Amy suggested letting animal control about our fees, so that the fines get paid. Also working with animal control to make sure citations are given on the first offense.

Keilani wants to make sure to add that for loud noise levels are 10 minutes or more continually or 30 minutes intermittently.

Megan wants it to clarify whether they measure the volume of decibels where the complaint comes from or where the sound is coming from. They suggest doing it from where the complaint comes from.

Dogs should be measured by the incessant not decibels.

Todd Theurer motioned to approve noise ordinance, Val Theurer seconds.

Motion to adjourn: Todd Theurer

Second: Melissa Porter

All in favor.

7:39 PM stands adjourned.

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