

The meeting was a regularly scheduled work-session designated by resolution. Notice of the meeting was provided to the *Standard Examiner* at least 24 hours in advance. A copy of the agenda was posted.

The following members were in attendance:

Torris Brand, Chair  
Don Ashby  
Chris Collins  
Ryan Cowley  
Leland Karras  
Claude Payne  
Jason Sphar

Steve Parkinson, City Planner

Excused: Commissioner Samantha Bills and Assistant City Attorney, Brody Flint

Others in attendance:

Pledge of Allegiance: Commissioner Karras

#### 1. DECLARATIONS OF CONFLICT

There were none.

#### 2. TRAINING

Steve Parkinson, City Planner, stated that the Planning Commission must undergo training on a yearly basis. He presented the following videos from the Land Use Academy of Utah (LUAU) website:

- What is Planning with Wilf Sommerkorn
- What Hat Do You Wear? How to make informed decisions on Land Use Issues – Part 1
- What Hat Do You Wear? How to Apply the Law to your Decisions – Part 2
- What Hat Do You Wear? Working with Public Input. – Part 3

#### 3. COMMISSIONERS MINUTE

There were no comments.

#### 4. STAFF UPDATE

Mr. Parkinson said that staff had a full review of all of the changes from the legislature regarding land use. He would sit down with the legal department to discuss the changes that would need to be made to the ordinances so that they were in compliance with State Law. There was legislation passed that required all municipalities to have a plan for affordable housing in their General Plan. That plan must be part of the General Plan by December 1<sup>st</sup> of this year. Mr. Parkinson wasn't sure if they would be able to meet that deadline.

The Planning Commission had a discussion about what would be required in the affordable housing plan. Mr. Parkinson said that there was a list of 23 items included in the bill that cities could choose from. Cities needed to have at least three items from that list, and cities with a Frontrunner station needed to have four. He had highlighted six or seven things that he thought Roy City could do. It was noted that there was no specific definition of affordable, because affordability was different in each city. Staff would have to do an annual report that included information regarding availability. Mr. Parkinson was concern that this would be difficult to determine, because the City didn't have control over who the units were rented to. It was suggested that the City incentivize developers to include more affordable units in their development.

5. ADJOURN

**Commissioner Cowley moved to adjourn at 7:02 p.m. Commissioner Karras seconded the motion. Commissioners Ashby, Brand, Collins, Cowley, Karras, Payne, and Sphar voted "aye." The motion carried.**

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Torris Brand  
Chair

Attest:

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Morgan Langholf  
City Recorder

dc: 04-23-19