

Daggett County Planning and Zoning Minutes
March 25, 2025 at 6:00 PM
95 North 1st West, Manila Utah 84046
Commission Chambers

- **Board Members Present**
 - Allan Wood -Vice Chair
 - Heidi Steele
 - Tammy Twitchell
 - Carrie Poulsen-Alternate and Secretary
- **Board Members Absent**
 - Chad Reed-Chair-excused
- **Guest**
 - no guest present

Allan Wood,acting Chair, welcomed everybody and called the meeting to order at 6:04 PM

No Public Comments.

Discussion and Consideration of February 18, 2025 minutes. Tammy Twitchell made a motion to approve the minutes of Feb 18, 2025 . Heidi Steele seconded. All in favor, motion carried.

Discussion and Consideration of building permit for Nick Bednarik, 901 Skyline Dr, Manila Utah 84046 for an accessory building. The permit met all requirements and has been approved and issued.

Discussion and Consideration of Utah State Legislature on updating the General Plan on Water Use and Preservation Element. The board will review all the documents sent out by Hailey Kirlin with Utah DNR. Carrie has a google meeting set up with her on April 1, 2025 at 9:30. She will ask Hailey to send an invitation to all board members. Mr. Wood said to table this until the next meeting. Carrie advised the board that a draft is due at the end of July and a final at the end of December 2025.

Discussion and Consideration of revised Daggett County Fee schedule. Mr. Wood asked what other jurisdictions were used to compare to Daggett County Fees. Carrie reviewed Manila, Dutch John, Kane County, Uintah County, San Juan County, Beaver County and Duchesne County. After review Heidi Steele motioned to approve the proposed fee schedule, contingent on Chad Reed approving. Tammy Twitchell seconded the motion, all in favor, motion carried.

Discussion and Consideration of Accessory dwelling units (ADU). Carrie Poulsen presented a draft of an ordinance for accessory dwelling units, also the ordinance on accessory dwelling units for Manila, Utah. The board will review these documents and the Daggett County code.

ADU's are only allowed on certain lots. It is proposed that ADU's be a conditional use in all residential zones, and only one ADU per lot that currently has a dwelling on the lot. Further discussion on Dude Ranch's and recreational vehicle parks and where they are permitted. Discussion on when an electrical permit can be issued and the board would like this, dude ranch and recreational vehicle parks on the next agenda.

Discussion and consideration of the Daggett County building permit report. Matt Tate, building inspector is working on getting the older permits finalized and closed.

Old business. The board discussed still needing one full time and one alternate member. Mikell Koger, Daggett County Attorney office, sent an email regarding violations. He stated that currently criminal charges will be filed on Mr. Douglas VanTassell for his ongoing property violations. As for the other individuals on the list, Mikell Koger has given the addresses and list of violations to the Sheriff's office deputies and requested them to take photos for our records. Once the attorney receives the photos his office will send out violation letters and give them 30 days to bring the property into compliance. Mikell will keep planning and zoning updated. Discussion on one lot splits. Daggett County does not have an ordinance on one lot splits. More discussion is needed and possibly an ordinance update.

The next meeting is scheduled for April 15, 2025. The board would like to schedule a work session at 5:30 PM and a regular meeting at 6:00 PM. The next meeting agenda will be ordinance review, short term rentals, accessory dwelling units, and general plan update on water conservation.

Mr. Wood adjourned the meeting at 7:15 PM.