

**Town of Portage Planning and Zoning Meeting Minutes**  
**From Wednesday December 7, 2022**  
**Portage Town Hall**  
**25880 N 9000 W Portage, Utah 84331**

**Attendance:** Norma Lasa, Ed Rogers, Richard Poppe, Wynter Simonson, Chelsie Nelson

**Absent:** Darrell Bell, Lisa Bingham

**Visiting:** Martina John, Max Huggins, Richard Beck, Misty Beck, Terra Bell

**Opening Ceremony**

**Prayer:** Member Nelson

**Pledge of Allegiance:** Member Rogers

**Call to Order:** Chairman Poppe @ 6:00 PM

- Approve November 2, 2022 Planning & Zoning minutes

**I'd like to make a motion to accept the meeting minutes for November 2, 2022 with the corrections that have been noted made by Member Rogers. Seconded by Member Lasa. All aye. Motion approves.**

- Discussion and possible vote on short term rentals with Laura Nelson  
Laura was absent again.  
Member Lasa: when we make changes, it can't be in conflict with the general plan. In Portage it is strictly single family dwellings.  
Chairman Poppe: The legislation has come out and said we can't refuse that, the Beck's have more information on it.  
Member Rogers: We'll have to look at the RV's as well.

Public Comments limited to (5) five minutes per agenda topic

- Richard Beck : State of Utah Legislature House Bill 82 has come out that towns must allow 75% of residential areas to have those accessory dwelling units (Mother-in-Law). 25% of the city can be single-family zoned.
- Misty Beck: There are stipulations that have to be met.

**I'd like to make a motion that we table Laura Nelson's proposal until next month and also add the RV angle to be as comprehensive as we can, made by Member Rogers. Seconded by Member Nelson. All aye. Motion approves.**

- Discussion and possible vote on Ordinance 107.0 Animal Regulations (kennel)

Chairman Poppe: there's no number in the state of Utah, and we can't discriminate against a type of breed either. It's left up to the county and city to decide. I don't have a recommended number of dogs in mind, what do the rest of you guys say?

Member Lasa: Google search says that it is 6. Box Elder County states that it's unlawful for anyone to operate a kennel without a kennel license from city planning and zoning, and inspection approval from Bear River Health Department. Must be reviewed annually.

Member Nelson and Member Simonson: There still needs to be guidelines.

Member Rogers: If we do decide on a rule, can we use the Sheriff as enforcement?

Chairman Poppe: A nuisance law covers all those fines and penalties. I think a kennel should be a conditional use permit that is subject to no nuisance complaints etc.

Member Lasa: I would propose these changes: Dog kennel regulations: 2 dogs per house in Portage residential and rural residential. No kennels allowed in the 16 block area.

Kennels are allowed in rural residential on a minimum of 2 acres. Maximum of 6 dogs, 6 months or older.

Public Comments limited to (5) five minutes per agenda topic

- Terra Bell: Why do we care about how many dogs people have in their house, if they're just inside the house. Are these new guidelines going to apply to those who are already over the limit? Chairman Poppe: If it's a nuisance, we can address that.

**I'd like to motion that we implement this dog kennel regulation, made by Member Lasa. Seconded by Member Nelson. All aye. Motion approves.**

Public Comments limited to (5) five minutes per non agenda topic

- Martina Lasa John: You need to put the new RV regulations in your book.
- Standing agenda items: Discuss and vote on Codes/Ordinances-Table of Contents, Terms, Index, and Section: 101-116; Appendix 117. Removal of outdated or inapplicable Ordinances.

**Motion to adjourn @ 6:56pm by Member Rogers. Seconded by Member Nelson. All aye. Meeting adjourned.**

Minutes by Clerk/Recorder: Wynter Simonson

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Clerk/Recorder Wynter Simonson

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Mayor Max Huggins