

APA Conference Notes
(American Planners Association)
10-11 Oct, 2024
Provo, UT

Provo International Airport (Field-trip) Growth, Planning & Workforce Development

- UT County projected growth: 39.2% (in 10 years) = ~1.3million population
- SL County projected growth: 16.3%
- New terminal opened, July 13, 2022. (Already TOO small -“Demand is brisk”)
 - * Terminal expansion plans in place
 - * NOW: 5 plane parking spaces
 - * PLAN: 12 plane parking spaces planned
- Current airlines: Allegiant, Breeze, American Airlines
 - * Possible additional: United, Southwest
- Parking lots to be expanded and paved soon
- Rental Cars lot and companies coming soon
- #1 Complaint = Noise complaints (near PHS area)
- SE - NW runway OVER Utah Lake and East Bay helps greatly with noise mitigation.
- Second runway (parallel to main) planned before 2034 Olympics.
- For more information go to UDOT Aviation site.

Duncan Aviation (Field-trip)

- Mission: servicing Corporate and Private jets
-

Strategies for Water Smart Growth in UT:

- * Make sure your impact fees are scaled just right. Too low, citizens are paying for development, too high discourages developers.
 - Water Smart Growth considerations:
 - * Water demand
 - * Water planning
 - * Secondary water metering
 - * Water and land use planning
 - * Rainwater capture
 - * Networking and collaboration
 - * Sod buy-back programs
 - Grant programs available
 - * Keep applications brief and concise
 - Consider signing up for APA water planners workshop
-

Wildlife Corridors and Crossings

- “Wildlife are part of our community, plan with their needs in mind”

- * Crossings (over or underpasses): A tool for reducing human and wildlife conflicts
 - * Road kill department
 - * Mapping your fences which impact migration and movement
 - * Encourage wildlife friendly fencing
 - * Dark sky lighting helps with safer migration and movement
 - DNR.gov (Dvn Natural Resources)
 - * Interactive maps to track wildlife movement by species
-

LUAU: (Land Use Academy of Utah)

- luau.utah.gov (to open a FREE account)
 - * Access to lots of info
 - * Conditional use permits
 - * Short term rentals
 - * Auxiliary apartment
 - * Emergency plans (Clearfield, UT)
 - * Water use in your General Plan
 - * Tool kits
 - * Funding portal (GRANTS, etc)
 - * Training (online or in person)
 - * Calendar events portal
 - * Contact data base
 - National, State, Regional, UDOT, etc.
 - * Glossary
 - * Frequent questions
-

State Planners Panel: Current State Planning Projects as of 2024

- ORI: Outdoor Recreation Initiative
 - * \$22m GRANT money available for trails in smaller cities
- Main Street
 - * To rejuvenate small town centers
 - * Historic preservation
 - * Rehab downtown main street (Payson)
- Moderate Income
 - * Requirements and reports annually
 - * <80% income = moderate income
 - * Accessory apartment units
 - * Modular housing (the stigma is going away)
- Water use planning
 - * Great Salt Lake Basin

- * State Water Plan and Manager
 - “Don’t over regulate your zoning and codes or general contractors will go elsewhere” Worst practices: Farmington - Best practices: Spanish Fork
-

INFILL Zoning Options: Opening up your zoning to more housing options

- Increases density
 - * Lower minimum lot sizes (cottage lots)
 - * Be flexible on set-backs
 - * Limit max size of homes
 - * Parking challenges
 - “Get creative with what’s left....filling in your open spaces”
 - Flag lots
 - * Stacked lot
 - * Double lot
 - Cottage lots (smaller lots)
 - Tiny homes considerations
 - * Moveable or on Foundations?
 - * Durable materials
 - * Attractive
 - * Make it fit in the neighborhood.
 - Garage apartments
 - Best Practice: SLC and Durham, NC
-

Planning Commission Meeting Management

- Consider your citizen’s experience and mindset
 - * Uncertain and intimidated (protocols)
 - Every Meeting: Explain processes, procedures, and how meeting will flow ahead of time
 - * Suspicious of predetermined outcomes
 - “We’re doing the public business in public / No prior deliberations”
 - * Complaints: Be kind and affirming of public comments, no matter the topic.
 - Direct them to people and sources (help them feel heard)
 - “What is your recommendation?”
 - Comment after their comments...don’t just say nothing
 - * Agenda posted 1 week prior (printed for attendees)
- Strong vs Fair Chair
 - * Setting expectations up front

- No cheering or booing. "When you cheer or boo you may intimidate others from saying what they came to say"
- To save time prior to public hearing, "This is what we've already heard"
- Consistency is important, however time limits can be flexible if issues are energized.