

Clearfield City Planning Commission Application

Planning Commission Applications shall be submitted to the City Recorder's Office, via email at nancy.dean@clearfieldcity.org, or in person at Clearfield City Hall, 55 South State Street, Clearfield, Utah 84015. For questions, please call 801-525-2714

Date Submitted

Contact Information		Example Duties of a Planning Commissioner
Full Name		<ul style="list-style-type: none"> • Preparing and recommending a general plan and amendments to the plan to the City Council for approval; • Recommending zoning ordinances, zoning districts and maps, and amendments to the zoning ordinance and maps to the City Council for adoption; • Administering the regulations of the zoning ordinance and granting site plan and conditional use permit approvals as provided in the zoning ordinance; • Reviewing subdivision applications, regulations, and amendments; • Reviewing and making recommendation to the City Council on development agreement proposals; and • Making special studies at the request of elected officials and scheduling programs, work sessions or field trips to consider policies and recommendations.
Home Phone	Cell Phone	
Email		
Address		
Years as Clearfield City Resident		
Registered Vote <input type="checkbox"/> Yes <input type="checkbox"/> No	Date Available to Serve	
Qualifications (you may attach resume)		Planning Commissioner Facts
Current Employment (dates)		<ul style="list-style-type: none"> • The seven commissioners and two alternative commissioners are appointed by the mayor with the advice and consent of the city council for a term of up to 3 years; • Commissioners may be entitled to receive a stipend for each meeting attended; • A new commissioner is required to complete an online training and meet with city staff prior to participating at a public meeting; • As per Utah Code §10-9a-302(6), all commissioners shall attend an annual training (1 hour) on general powers and duties of the planning commission (which must be completed prior to participation at a public meeting) and an additional 3 hours of annual land use training; • Commissioners are expected to follow the law and not make statements, comments, or take positions that are based on public clamor and are not factual or that they know or should have known are illegal; • Commissioners are required to divulge any potential conflicts of interest and recuse themselves, if necessary, to avoid any real or perceived conflict of interest; • Commissioners shall commit to attend regular meetings that may be scheduled up to twice a month, as well as work to be available for any special or joint (city council) planning commission meetings; • Commissioners shall commit to allocate on average four to eight hours per month in study, agenda packet review, meeting preparation, site visits, and communicating with city staff; and • Commissioners shall commit to represent the city as a professional by being reliable, setting and maintaining high standards of conduct, understanding the processes and roles individuals have within government, while also being kind, courteous, respectful, and inclusive.
Employment History (past 10 years)		
Education		
Licenses or Certifications		
Volunteer History		
List all boards you are currently serving on or have served on in the past.		
Awards and Honors		
Special Interests		

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Short Answer Question Section: Please carefully read the following numbered hypothetical questions on the lefthand column and provide a short response.

Hypothetical Questions	Short Answers
1. You are presented with an application for a site plan approval for a new retail business from a national chain. You find that the site plan meets all of the requirements of the City. However, this retailer will compete with an independent retail business located in the community. The proprietor of this business lives in Clearfield. The local retailer comes to the meeting and says that he will go out of business because the national chain store's buying power allows them to sell items at retail prices cheaper than what he can buy wholesale. Would you vote to deny the site plan to protect the independent business owner or would you vote to approve the site plan and allow this national chain to come into Clearfield and most likely put the independent businessman out of business? Please explain your answer.	1.
2. A number of people have moved to Clearfield because of its location, affordability, and sense of community. The city's code allows for the construction of apartment buildings in the downtown area along State Street and provides for parking regulations based on the number of apartments each development is proposing. Staff tells you that a developer has made an application for a large (1000+) unit development that is technically within code but will severely change the look and feel of the city's downtown as you and your neighbors know it. In fact, both you and your neighbor (a traffic safety engineer for a private entity) agree that the proposed potential parking plan for the large development is not good enough. You believe the development should not be approved to save the downtown area as the residents know it, as well as to reduce traffic congestion. What do you think you should do when the proposal is presented to the planning commission, and why?	2.
3. A developer comes to the City and asks that a certain amount of farmland be rezoned from a 20,000 square foot lot minimum to a 10,000 square foot minimum so he can subdivide the land. The neighbors in the adjoining subdivision of 10,000 square foot lots object to the rezoning because they enjoy the open space and beauty the farmland is providing. They also tell you that they paid a premium for their lots because it did back onto open space farmland and that the City should protect their land and investment by denying development of the adjoining farmland. The residents argue that if the land is rezoned, it should be a zone that would allow the land to become a public park at some time in the future. The farmer says he is too old to farm and cannot make a sufficient living farming anymore. He says that if he cannot sell his land to a developer he will go bankrupt. How would you vote on the application to rezone the property, and why?	3.
4. The issue of private property rights is an on-going debate in the community. A resident is advocating that the City should have no land use regulations and that land use decisions should be left to property owners, and any disputes handled through private litigation. Other residents believe that the City is too lax and should have more restrictions. This is particularly the case when it comes to the redevelopment of old commercial property being converted to residential subdivisions or mixed-use developments. How do you feel about the current state of land use regulations in Clearfield City?	4.

Clearfield City Planning Commission Application (cont'd)

References (Not required)

Name	Phone Number	Email
Name	Phone Number	Email
Name	Phone Number	Email

Referral for Position (If applicable)

Name	Phone Number	Email
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Acknowledgement of Voluntary Utah Criminal Background Check

The undersigned hereby voluntarily agrees to submit to a background check, as reflected in the completed "Right of Access Provider Waiver" form provided. Further, the applicant accepts and acknowledges that any information discovered in this process may be shared with selected city staff, the mayor and city council members, as the appointing and confirming individuals of this appointment.

Signature

I depose and say that everything identified in this application and that the statements herein contained are in all respects true and correct to the best of my knowledge.

(Date)

(Signature)

Right of Access Provider Waiver

Request to Obtain a Copy of My Utah Criminal History Record

Please print clearly and complete form.

Name: _____ Date of Birth: _____
(Last Name) (First Name) (Middle Name)

Previously Used Name(s) (Maiden, etc): _____

Mailing Address: _____
(Street/Box Number) (City) (State) (Zip)

Physical Address: _____
(Street/Box Number) (City) (State) (Zip)

Best Contact (Phone or Email): _____

Social Security: _____ Driver License # and State: _____

Clearfield Police Department is an authorized Right of Access Agency as listed on BCI's website.

I, the undersigned, am requesting a copy of my Utah Criminal History Record. I understand this record is protected by law (Utah Code Ann. §53-10-108) and may only be released to me by this agency if I appear in person with valid photo identification. This agency is not authorized to retain a copy of this record without my expressed permission.

I, the undersigned, understand the results of this query are not verified by fingerprints and are only valid on the date printed on the records. If I wish to challenge the completeness or accuracy of the records, I must submit a completed Application to Challenge Criminal History Records with fingerprints directly to the Bureau of Criminal Identification (BCI) where I may be subject to additional fees (R722-900-6).

I, the undersigned, understand this waiver may be kept on file at this agency for a period of at least three years and is subject to review by BCI auditors, whether or not I choose to release my records to this agency today. I agree to indemnify and hold harmless BCI, this agency, elected officials, officers, employees, agents, and volunteers associated with this application process from and against all claims, damages, losses, and expenses, including reasonable attorney's fees arising out of or by reason of complying with this request.

A photocopy or electronic copy of this waiver is a valid representation of my original signature and is considered legal and binding just as the original writing of my signature.

Applicant Signature: _____ Date: _____

Please initial the box that is most accurate:

	I wish to obtain a copy of my Utah Criminal History Record to take with me today. This agency may NOT retain a copy for any purpose.
	I authorize a release of my Utah Criminal History record, or any part thereof, by and to any duly authorized agent of this agency to accompany my employment, volunteer, licensing, permit application or other expressed purpose approved by me today. Any information discovered may be used to consider my suitability for the purpose of my application.
	Please indicate the purpose (Volunteer, Employment, etc.): _____

The below portion is for Office Use ONLY:

	Identification Verified (initial): _____
Criminal History Completed By: _____	Date: _____
<input type="checkbox"/> No Record Found <input type="checkbox"/> Record Found Disseminated to: _____	