

South Weber City Council Meeting

February 16, 2022

Presented by:





Introductions



- Project Sponsor

- Lon Crowell, AICP

Deputy Director, Community and Economic Development
Layton City



- Matrix Design Group

- Celeste Werner, FAICP, Project Director
- Mike Hrapla, Project Manager
- **Pat Small, AICP, Deputy Project Manager**



Today's Meeting

- **CUP Overview**
- **Compatibility Issues and Strategies**
- **Next Steps**
- **Questions and Answers**



CUP Overview



5



What is the Compatible Use Plan?

The Compatible Use Plan IS:

- A **community-led** project
- A **collaborative** process
- A body of **information** that assists in making more informed decisions
- A study that **recommends** appropriate actions for each jurisdiction / agency

The Compatible Use Plan IS NOT:

- A regulatory document
- An enforceable action



Why is the CUP Important?

Team Hill Personnel

22,358 Hill AFB Total Personnel Employed



Active Duty
4,568



Guard / Reserve
1,137



Civilian
16,653



Dependents
5,292

Annual Economic Impact



\$3.7
Billion
Annual
Economic
Impact



\$1.5
Billion
30,000+

Estimated
Annual Value
of Jobs Created
Indirect Impact
Jobs Created
Indirect Impact



Partner Benefits

Communities

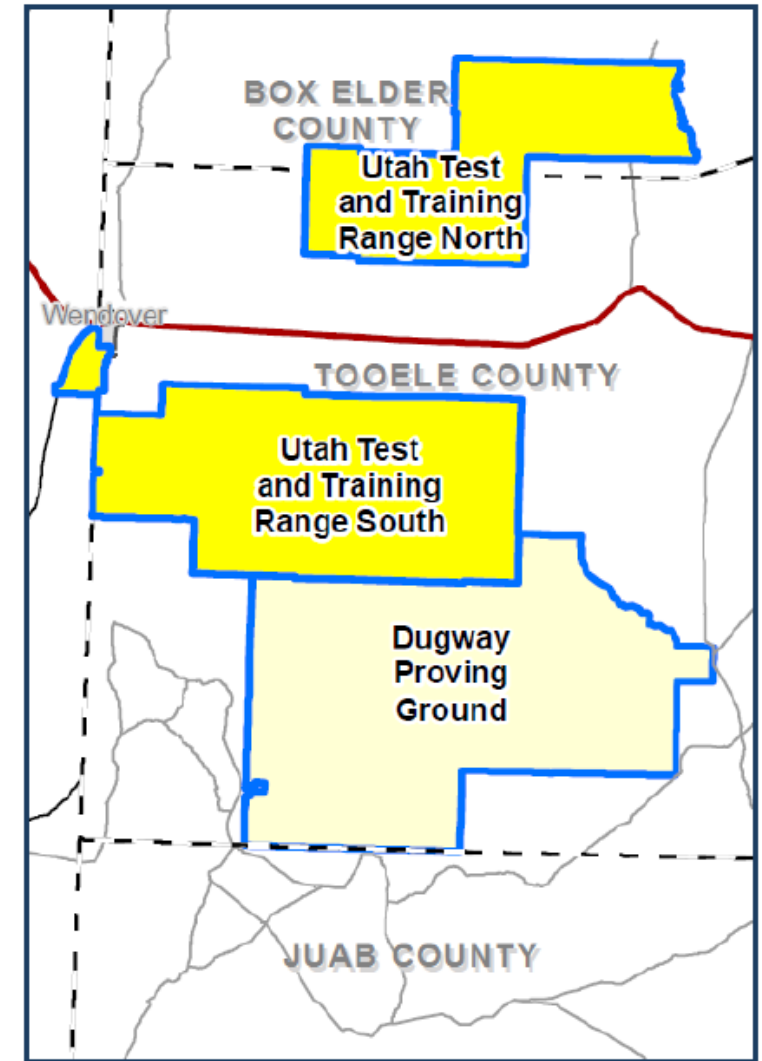
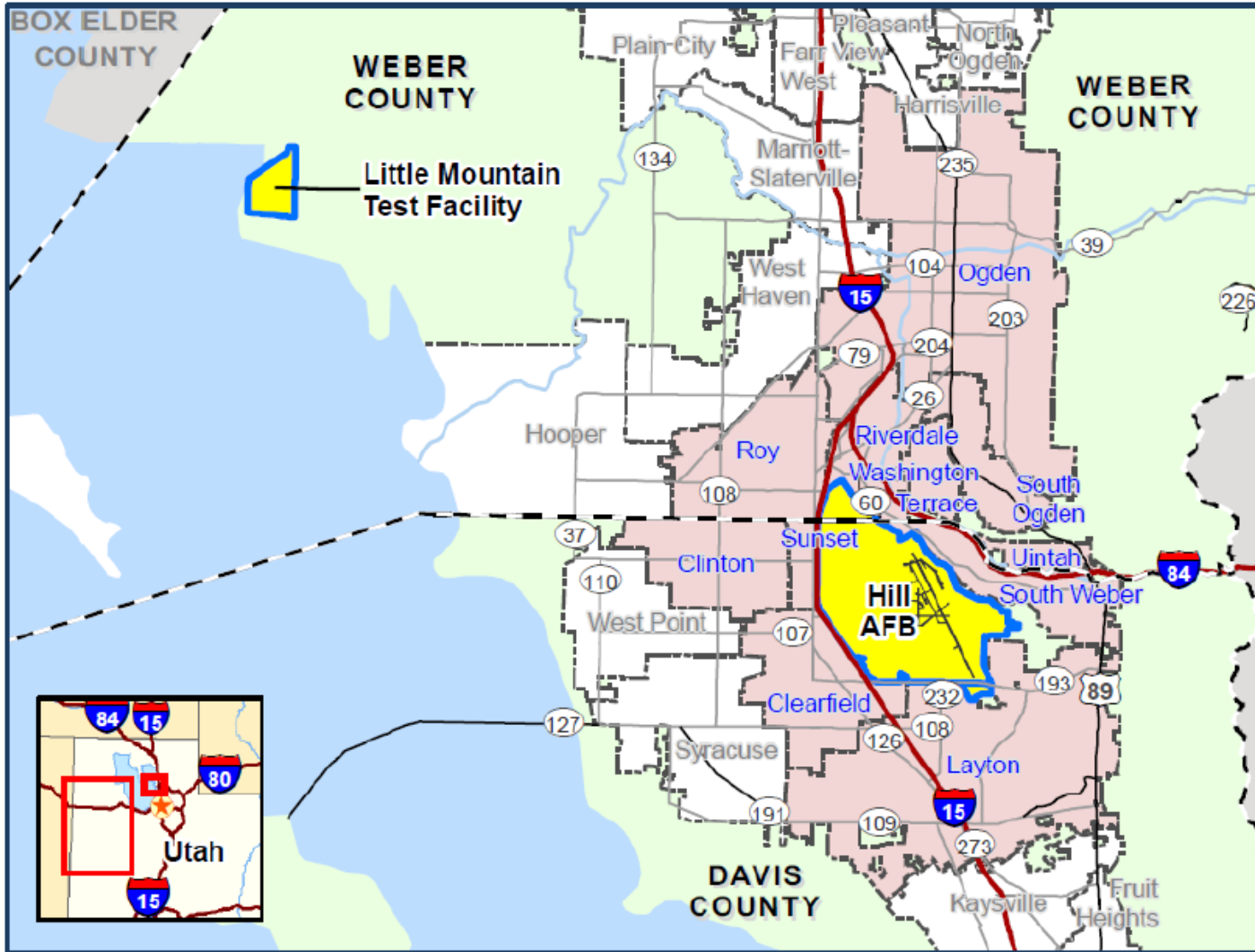
- Protect the **health, safety, and welfare** of residents
- Maintain **quality of life**
- Guide **compatible development** in the vicinity of Hill AFB facilities
- Protect **opportunities for new growth** in an economically, environmentally, and social sustainable manner
- Maintain the **economic vitality of the community/region**

Hill AFB

- Protect the **health, safety, and welfare** of military and civilian personnel living and working at the installation
- Safeguard the ability of Hill AFB to achieve its mission, **maintain mission readiness**, and support training objectives



Project Study Area





Who guided the Compatible Use Plan?

Group	Participants	Responsibilities
Sponsor	<ul style="list-style-type: none"> ▪ Layton City 	<ul style="list-style-type: none"> ▪ Accountability ▪ Grant management ▪ Financial contribution
Policy Committee	<ul style="list-style-type: none"> ▪ Elected officials ▪ Military leadership ▪ Regional economic organizations 	<ul style="list-style-type: none"> ▪ Policy direction ▪ Plan oversight ▪ Monitoring ▪ Report adoption
Advisory Committee	<ul style="list-style-type: none"> ▪ Jurisdictions ▪ Key stakeholders ▪ Military representatives 	<ul style="list-style-type: none"> ▪ Synthesize information ▪ Review materials for Policy Committee ▪ Technical issues ▪ Report development ▪ Recommendations
Public	<ul style="list-style-type: none"> ▪ Concerned residents ▪ Development community 	<ul style="list-style-type: none"> ▪ Informational Brochures ▪ Participate in Public Forums ▪ Review Public Draft CUP ▪ Provide input - website and email



What was the CUP process?

Discovery Phase

Plan





























Compatibility Issues and Strategies





Compatibility Issues

- 25 factors assessed
- 18 factors with issues
- 43 issues identified

Social Factors		Resource Factors		Development Factors				
	Communication / Coordination	6		Air Quality	1		Anti-Terrorism / Force Protection	1
	Housing Availability	1		Biological Resources	1		Dust / Smoke / Steam	1
	Public Services	3		Land / Air Space Competition	3		Energy Development	3
	Public Trespassing	0		Resiliency	1		Frequency Spectrum Impedance	1
	Cultural Resources	0		Water Quality / Quantity	4		Land Use	4
	Legislative Initiatives	0		Frequency Spectrum Capacity	0		Noise	2
				Scarce Natural Resources	0		Roadway Capacity	6
							Safety	2
							Vertical Obstructions	2
							Vibration	1
							Infrastructure Extension	0
							Light and Glare	0





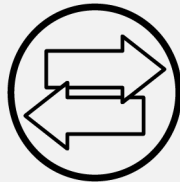
How Do You Achieve Compatibility?



Information



Communication



Coordination



Partnerships



Policies



Regulations



How were strategies identified?

- Committee input
- Coordination with stakeholder technical staff
- Public input
- Expertise and experience regarding military compatibility



Strategies

- **110 unique strategies**
- Developed to address or mitigate 43 issues

- Types of strategies



Acquisition



Planning



Coordination/
Communication



Process



Education/Awareness



Regulations



Master Plan/
General Plan



Study



Partnership



Military Compatibility Areas (MCA)

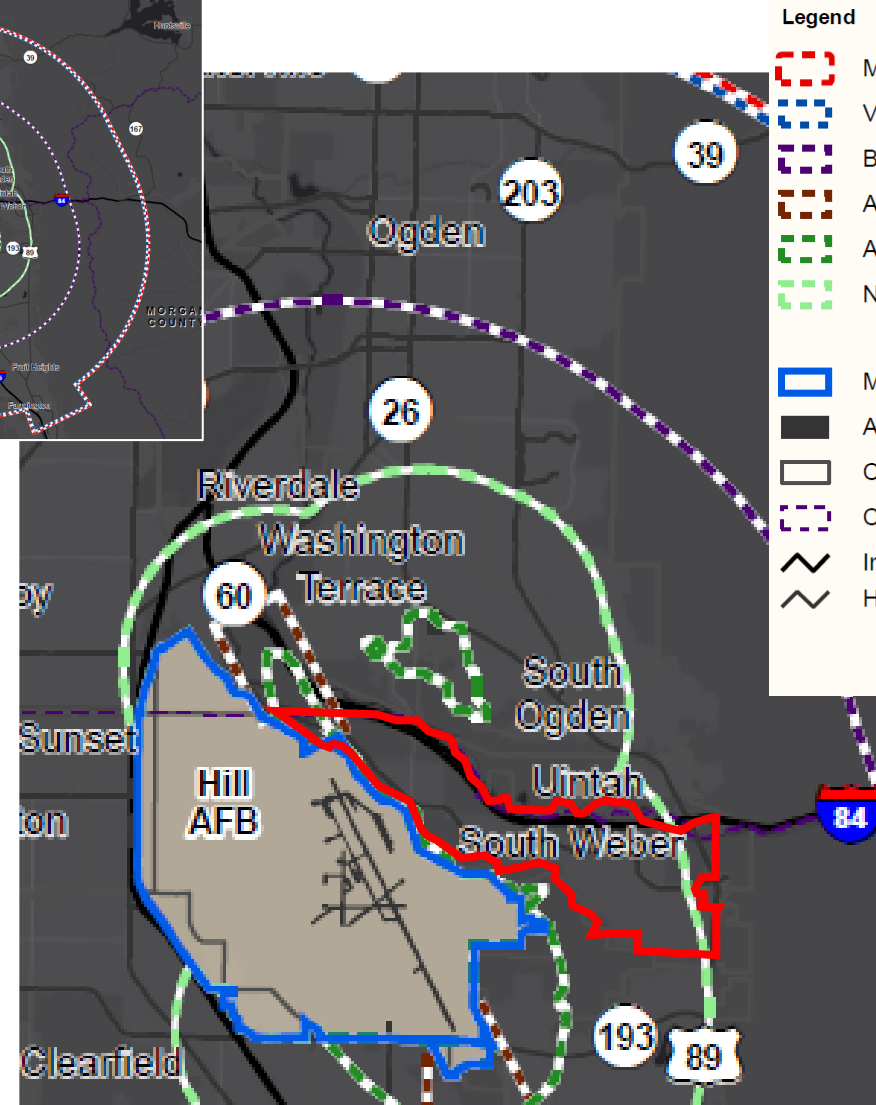
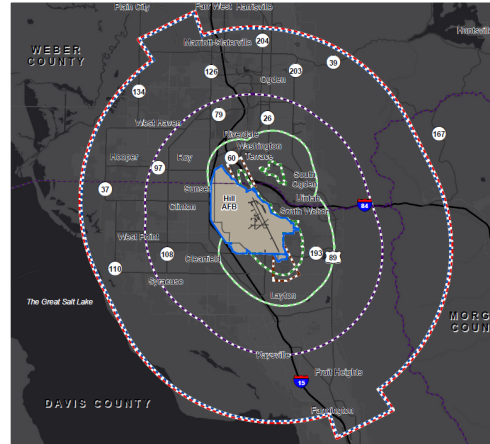
- Geographic areas outside installation boundaries
- Where military operations may impact or be impacted by community activities:
 - Hill AFB Aircraft Noise MCA
 - Hill AFB Airfield Safety MCA
 - Hill AFB BASH MCA
 - Hill AFB Vertical Obstructions MCA
- Composite of all MCAs is the MCA Overlay District



MCA Overlay District

■ Purpose

- Promote compatible land uses in the Study Area
- Provide clear visibility of military areas outside of fenceline
- Protect community health, safety, and welfare
- Useful planning tool for jurisdiction decision-making



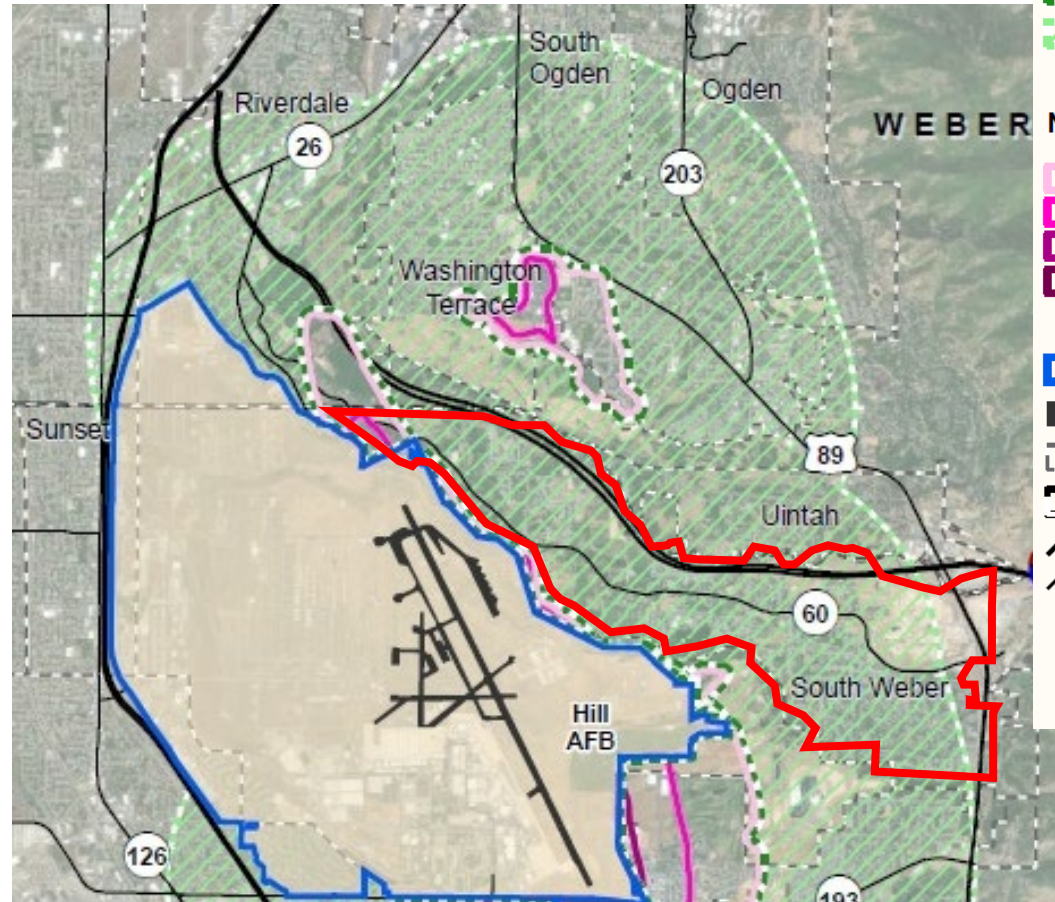
Legend

- MCAOD
- Vertical Obstructions MCA
- BASH MCA
- Airfield Safety MCA
- Aircraft Noise MCA
- Noise Awareness Area MCA
- Military Installation
- Airfield Surface
- City
- County Boundary
- Interstate
- Highway



Aircraft Noise MCA Strategies

- Incorporate sound attenuation standards for new noise sensitive development
- Create a voluntary sound attenuation retrofit program for existing residential structures
- Involve communities in future AICUZ updates
- Update the process for receiving noise complaints
- Prepare an Annual Noise Summary
- Consider conducting more intense flight procedures at Wendover Airport
- Pursue Assistance through the DoD Office of Local Defense Community Cooperation Community Noise Mitigation program
- Update Hill AFB noise model



Legend

- Aircraft Noise MCA
- Noise Awareness Area

Noise Contour (dB)

- 65 DNL
- 70 DNL
- 75 DNL
- 80 DNL

Other Symbols:

- Military Installation
- Airfield Surface
- City
- County Boundary
- Interstate Highway
- Highway



Airfield Safety MCA Strategies

- Update community planning documents with Hill AFB Safety Zones
- Incorporate military impacts in property disclosures
- Amend zoning ordinances to include overlay district to control incompatible development in Airfield Safety Zones

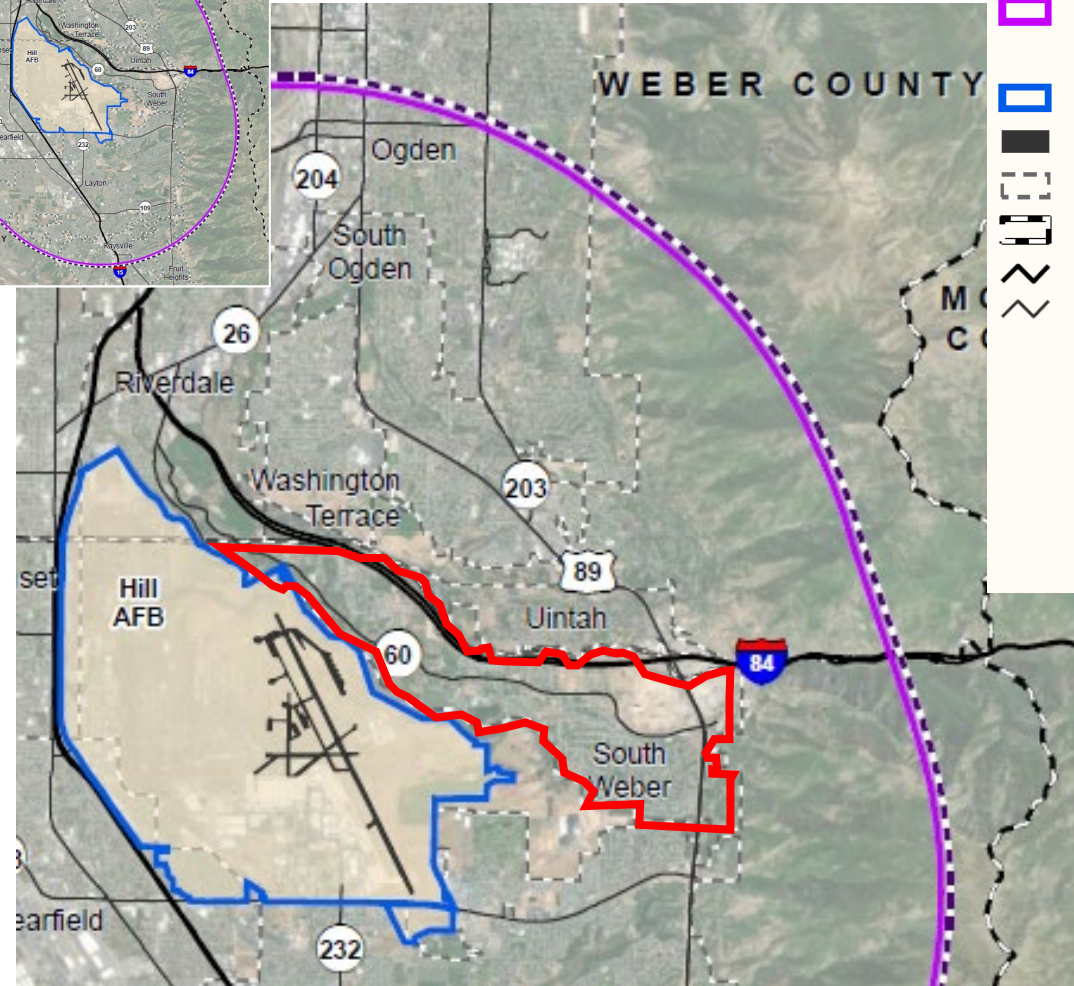
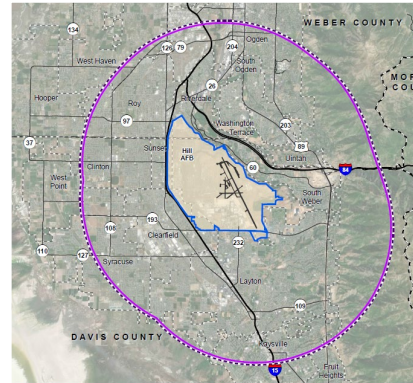


- Legend**
- Airfield Safety MCA
- Airfield Safety Subzones**
- Clear Zone
 - Accident Potential Zone I
 - Accident Potential Zone II
- Other Symbols**
- Military Installation
 - Airfield Surface
 - City
 - County Boundary
 - Interstate
 - Highway



BASH MCA Strategies

- Provide education about BASH attractants
- Incorporate BASH best practices in development regulations

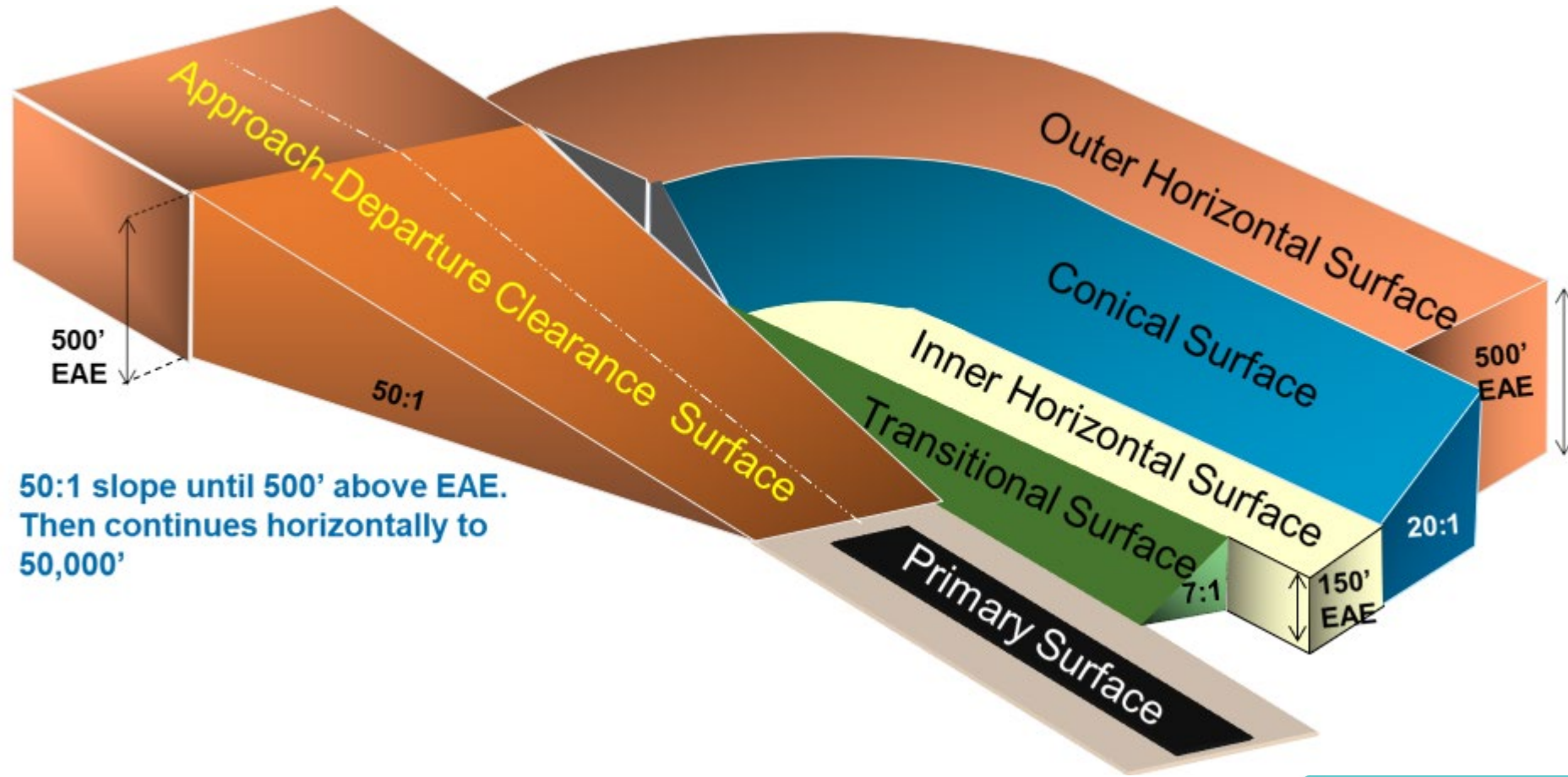
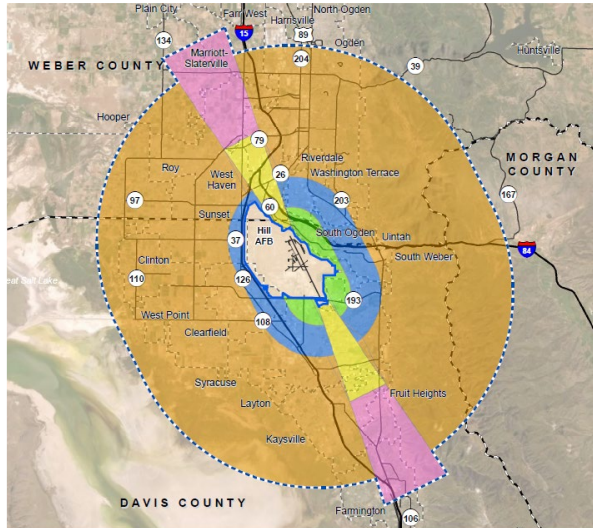


Legend

- BASH MCA
- 5-Mile BASH Relevancy Area
- Military Installation
- Airfield Surface
- City
- County Boundary
- Interstate
- Highway



Vertical Obstruction MCA Strategies

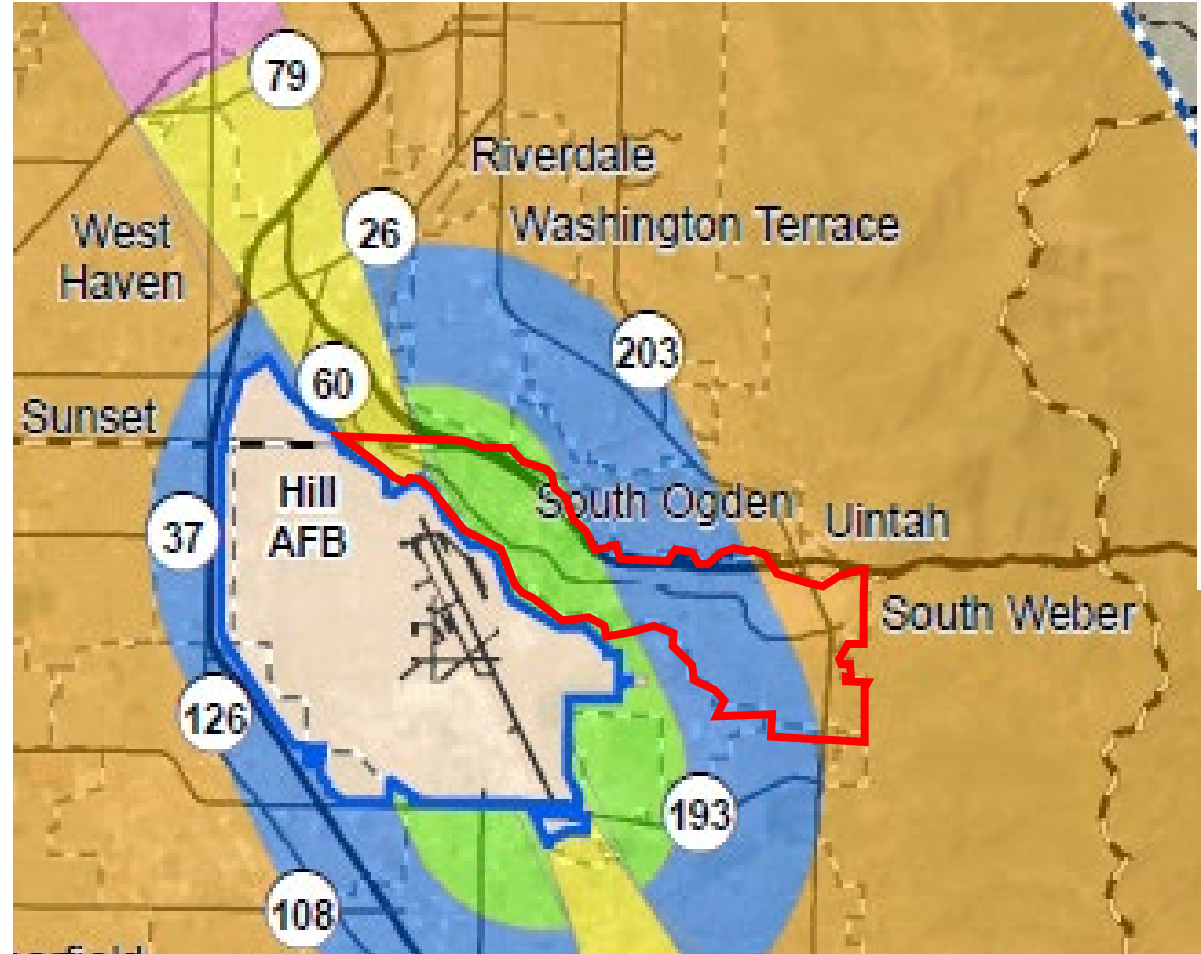


50:1 slope until 500' above EAE.
Then continues horizontally to
50,000'



Vertical Obstruction MCA Strategies

- Provide education on AICUZ height recommendations
- Update zoning ordinances to include height regulations specific to Hill AFB Imaginary Surfaces
- Develop a 3-Dimensional Imaginary Surfaces Model for Hill AFB
- Include height regulations in zoning ordinances



Legend

- Vertical Obstruction MCA
- Airfield Imaginary Surfaces Sub Areas**
 - Primary Surface (0 ft.)
 - Approach / Departure Clearance Surface (50:1 Slope)
 - Approach / Departure Clearance Surface (Horizontal 500 ft.)
 - Inner Horizontal Surface (150 ft.)
 - Conical Surface (20:1)
 - Outer Horizontal Surface (500 ft.)
 - Transitional Surface (7:1)
- Military Installation
- Airfield Surface
- City
- County Boundary



Next Steps

- City endorsement of the Compatible Use Plan
- City endorsement of the Implementation Committee
- Implementation actions



Questions or Comments?

Thank you!

www.hillafbcup.com