

APPROVED
Spring City Corp
Planning and Zoning Commission
Regular Meeting Minutes
Spring City Hall
August 20, 2008

Roll Call: Keith Chandler (presiding), Noel Bertelson (Alternate), Clarence Sorensen (Zoning Administrator), Greg Hansen, Lawrence Gardner. Absent: Mike Black (Alternate).

Attending: Debbie Dahl, Melynda Haveron, Dennis & Kaye Watson & Nedra Allred.

Meeting called to order 7:10pm.

Expression of Choice: There was no expression of choice.

Approval of previous minutes:

July 16, 2008

Noel Bertelson motion to accept minutes as read. Greg Hansen 2nd, all in favor.

Susan Gallacher:

Was unable to make it, no discussion.

Zoning Permits/Subdivision Applications:

Clark Christensen:

Would like electricity to his place. Permit expired he will need a new permit and make up the difference in price. Planning and Zoning will write a letter explaining this. Do we need open meeting to approve or just come in and sign? Noel 1st motion to expedite, Greg 2nd to move in this direction. On fees, City Council will take this one over.

Terry Stivers:

Clare approved. Need a move permit.

Kent Kummer:

Extended garage, Clare approved.

Mary Dyches:

Deck in back of house, Clare approved.

Diamond D Land:

Addition to little house, Clare approved. No matter where he puts the wall he will be within 10 feet to leave an easement.

Noel stated we don't care who is building we just need the address of where it is going to be. Lawrence stated moral issue if you have a conflict of interest.

We are ok not having to deal with county applications. They can start as soon as Clare approves them. Lawrence motion to accept, Noel 2nd, all in favor.

People can start as soon as Clare gives the ok. Then Planning and Zoning can stop progress if out of line. Let Clare do his job. If a big problem comes up have Planning & Zoning approve with Clare.

Conditional Permit Review with Approval/Denial:

Steve Jones:

Old house he wants to restore to a guesthouse. 2nd home pre-existing – single family resident. Porch (lean to) is not considered a change to foot print. He is bringing house up to code. Make connection, meter is already on house. Approving him to restore it, only as a single resident. It is his choice to have water. Already grandfathered in. Lawrence 1st motioned to accepted, Noel 2nd motion passed.

Chapman:

In commercial, can build additional resident for inn keeper (Osborne Inn) they just need a building permit. They however cannot rent out what they are going to build.

Cook:

Not turned in.

Public Comments:

Dennis Watson stated he would like the planning and zoning to do more studying on apartment/guesthouse and mainstreet, would like to see documents to support them. Need to check with the attorney about conflict of interest about zoning permits.

Need to get alternates for planning and zoning.

Noel motion to adjourn. Keith 2nd, all in favor. Meeting ended 8:10 p.m.