

MINUTES OF A PLANNING AND ZONING MEETING

May 6, 2020

The meeting was called to order at 5:30 p.m. by Chairperson Steven Timothy.

A roll call was taken which showed Board Members Steven Timothy, Lynn Snow, RuthAnn Green, Cris Squire, Ren Bagley, Chris Thomsen, and Cody Fisher present.

Others present included, Building Director Dean Johnson, City Recorder Carolyn Wilcken, Acting City Manager Ryan Clayburn, City Councilman Don Busenbark, Annette Miller, Bart Miller, Mark Bardsley, Barry Thompson, Kirby Wolfinjier, and Nash McKee.

MINUTES

A motion was made by Commission Member Lynn Snow to approve the minutes of the regular meeting of April 1, 2020, after revision. Motion seconded by Ren Bagley. Those voting Aye are Steven Timothy, Lynn Snow, RuthAnn Green, Cris Squire, Ren Bagley, Chris Thomsen, and Cody Fisher. Motion carried unanimously.

PUBLIC HEARING TO REZONE SUMMER HILLS SUBDIVISION R-1-6 TO PO-R LOTS 101-119

Bart and Annette Miller have requested a rezone of Summer Hills Subdivision lots 101 through 119 from R-1-6 to PO-R. They would like to combine the residential lots to allow for future businesses and the new zoning would require 7,000 square feet per lot. Chairman Steven Timothy stated that the public hearing was now open for public comment. Barry Thompson said he lives in that area and wanted to know what the Millers were planning to do with the lots. Mrs. Miller stated that they would like to see professional offices like dental office, eye doctor, assisted living, insurance sales, etc. A motion was made by Commission Member Lynn Snow to recommend to City Council to allow this zoning request. Motion seconded by Commission Member Cody Fisher. Those voting Aye are Steven Timothy, Lynn Snow, RuthAnn Green, Cris Squire, Ren Bagley, Chris Thomsen, and Cody Fisher. Motion carried unanimously.

LOT LINE ADJUSTMENT – KIRBY WOLFINJER

Kirby Wolfinjier has requested approval to split property owned by Sheela Mitchell in order to adjust for landscaping of his residence that has been shown to be on the Mitchell property. The understanding was that adjustment needed to be 17', but the plat showed an additional 15" added by the surveyor on the plat map. A motion was made by Commission Member Cris Squire to table this matter until a new plat is prepared removing the additional 15" back to the original 17". This matter will be on the next meeting agenda. There was no second to this motion. A motion was then made by Commission Member Chris Thomsen to approve the lot line adjustment based on the condition that a new plat be prepared removing the additional 15" and allowing Commission Chairperson Steven Timothy the sign the new plat so it didn't have to come back to the Commission. Motion seconded by Lynn Snow and he divulged that he is brother-in-law to Sheila

Mitchell. Those voting Aye are Steven Timothy, Lynn Snow, RuthAnn Green, Cris Squire, Ren Bagley, Chris Thomsen, and Cody Fisher. Motion carried unanimously.

MINOR SUBDIVISION – ROOSEVELT CITY LOT SPLIT (for library)

Mayor JR Bird came before the Commission to present the revised plat map splitting property off from Central Park owned by Roosevelt City, to allow for construction by Duchesne County of a new library on the West side of the park and the swimming pool. A motion was made by Commission Member Chris Thomsen to approve this application as presented. Motion seconded by Commission Member RuthAnn Green. Those voting Aye are Steven Timothy, Lynn Snow, RuthAnn Green, Cris Squire, Ren Bagley, Chris Thomsen, and Cody Fisher. Motion carried unanimously.

Page Two MINUTES OF A PLANNING AND ZONING MEETING May 6, 2020

FINAL PLAT APPROVAL – FAITH BAPTIST CHURCH

Members reviewed the final plat for improvements to the Faith Baptist Church. Lynn Snow had to leave the meeting at this point. A motion was made by Commission Member Chris Thomsen to have Building Inspector Dean Johnson approve the final plat. Motion seconded by Commission Member Ren Bagley. Those voting Aye are Steven Timothy, RuthAnn Green, Cris Squire, Ren Bagley, Chris Thomsen, and Cody Fisher. Motion carried unanimously.

REVIEW CITY CODE 16-6-130 RE. EASEMENT STANDARDS

A motion was made by Commission Member Chris Thomsen to update our easement standards to require a 10 foot PUE along the front of all future subdivisions lots and have City Staff prepare the code change. Motion seconded by Commission Member Cody Fisher. Those voting Aye are Steven Timothy, RuthAnn Green, Cris Squire, Ren Bagley, Chris Thomsen, and Cody Fisher. Motion carried unanimously.

CHANGE IN P & Z PROCEDURE

Chairman Steven Timothy expressed a desire to attend a Duchesne County Planning and Zoning meeting to see if they have protocols in place that would work well for Roosevelt City.

Motion to adjourn the meeting was made by RuthAnn Green. Motion seconded by Chris Thomsen. Those voting Aye are Steven Timothy, Lynn Snow, RuthAnn Green, Cris Squire, Ren Bagley, Chris Thomsen, and Cody Fisher. Motion carried unanimously.

Meeting adjourned at 7:00 p.m.