

CITY OF PRESTON PLANNING AND ZONING MEETING

February 13, 2013

ROLL CALL Roll Call showed the following Board members present: Chairman Terry Petterborg, Commissioner Randy Harris, Commissioner Roger Woolley, Commissioner Linda Hansen

Staff present: Engineer Darek Kimball, Clerk Linda Acock, Council Liaison Sandra Hubbard

Others: Robert Ruffell, Myrna Ruffell

REVIEW & APPROVAL P&Z MINUTES 1/23/13 It was moved by Commissioner Randy Harris and seconded by Commissioner Linda Hansen to approve the Planning and Zoning Minutes of January 23, 2013. This received unanimous approval.

REPORT OF APPROVED BUILDING PERMITS Engineer Darek Kimball reported that there were no new building permits approved since the last Planning and Zoning meeting.

PUBLIC HEARING AMEND CHAPTER 17 TO ALLOW IMPROVEMENTS ON EXISTING SINGLE FAMILY DWELLINGS IN BUSINESS ZONE Chairman Terry Petterborg called for the public hearing to give consideration to the amendment of Chapter 17, Preston Municipal Code, as follows:

NOTICE OF PUBLIC HEARING

Notice is hereby given that a Public Hearing will be held before the Planning and Zoning Commission of the City of Preston, Idaho, at the City Hall located at 70 West Oneida Street, Preston, Idaho on the 13th day of February, 2013, at the hour of 6:15 P.M., for the purpose of giving consideration to an ordinance which would amend chapter 17, Preston Municipal Code, the zoning ordinance of the City, to define restricted residential uses within the Business District; deleting Group Child Care as a permitted use within said district; clarifying height, setback and lot coverage restrictions within said district and prohibiting new residential construction and enlargement of existing residential construction within said district. A copy of the proposed ordinance amending the zoning ordinance is on file with the Office of the City Clerk and may be inspected and reviewed at the City Hall located at the above address.

Written comments or objections may be submitted to the City Clerk, 70 West Oneida, Preston, Idaho 83263. All persons present at the Public Hearing will be given the opportunity to be heard.

Dated: January 15, 2013

s/ _____
JERRY C. LARSEN
Preston City Clerk

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After giving guidelines for holding a public hearing, Chairman Terry Petterborg asked if there were any board members that needed to declare ex-parte contact in this matter or to declare a conflict of interest. There being none, he asked Engineer Darek Kimball to present the recommended changes to code 17.16.010.

Engineer Darek Kimball explained that current codes do not allow increases or improvements to existing homes in the business zones. The Planning and Zoning Commission as well as City Council have reviewed the codes, suggested that changes be made to allow improvement, and asked City Attorney Clyde Nelson to draft the recommended changes into ordinance form.

Chairman Terry Petterborg asked for clarification on restricting the multi-family dwelling units.

Engineer Darek Kimball explained that the new changes deal with existing, single family dwellings. The changes will not allow multi-family dwellings to increase in size.

Chairman Terry Petterborg asked if there were any written comments. Clerk Linda Acock stated that no written comments have been received in this matter.

Robert Ruffell stated that he has purchased a home that is in the business zone, and would like to be able to do improvements to his home. He encouraged the Board to approve the amendment.

There being no further comments from those present, Chairman Terry Petterborg closed the public hearing and asked for a motion on the matter of amending chapter 17.16.

It was moved by Commissioner Roger Woolley and seconded by Commissioner Randy Harris to accept the proposed Ordinance 2013-1, as written, and recommend approval of the ordinance to Preston City Council. This received unanimous approval.

ADJOURN

Meeting was adjourned at 6:29 P.M. by Chairman Terry Petterborg.

Terry Petterborg, Commissioner

Linda Acock, Clerk