

CITY OF PRESTON PLANNING AND ZONING MEETING
October 22, 2014

ROLL CALL Roll Call showed the following Board members present: Chairman Randy Harris, Commissioner Bruce Hodges, Commissioner Roger Woolley, Commissioner Terry Petterborg, Commissioner Delbert Rumsey

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

Others: Brett Naylor, Neal Larson, Rex Pitcher, Bill Isham, Sid Jensen, Cheryl Nelson, Cody Ralphs, Jeff Call

Meeting was called to order at 6:00 p.m. by Chairman Randy Harris.

REPORT OF APPROVED BUILDING PERMITS Engineer Darek Kimball reported on the following approved building permits:

Presbyterian Church	206 E 2 nd N	Awning
Northstar's Ultimate Outdoor	777 North State	Addition
Daniel Higley	672 Granny Smith Cir	Lot 21 Orchard Estates House
Anthony Crockett	395 E Eagle Way	House
Rebecka Windley	160 N 2 nd E	Addition
Pizza Hut	655 S 4 th E	Sign
Mark Murray	32 S 6 th E	House
R & M Construction	410 E Oneida	House
Grant Moses	38 N 3 rd E	Addition
W. Kent Hobbs	162 S 3 rd E	Addition

PRELIMINARY. PLAT VALLEY WIDE SUBDIVISION Engineer Darek Kimball introduced a preliminary plat for Rex Pitcher, Valley Wide Subdivision. He explained to the Board that not all agencies have had the opportunity to respond with their comments, so this plat isn't quite ready for review and approval, and asked that this matter be placed on the next Planning and Zoning agenda.

The preliminary plat for Valley Wide Subdivision was tabled to the next Planning and Zoning meeting, to allow agency review.

REQUEST TO VACATE PORTION OF 5TH SOUTH & 3RD EAST Brett Naylor presented a letter requesting the vacating of a portion of 5th East and a portion of 3rd South. He is purchasing the property at approximately 4th South and 5th East, with intentions of putting a single family dwelling on the property.

Engineer Darek Kimball explained that the Planning and Zoning Board has considered previous requests to vacate these sections of 3rd South and 5th East for other projects, and it continues to be his recommendation to allow the vacation.

It was moved by Commissioner Bruce Hodges and seconded by Commissioner Linda Hansen to recommend to Preston City Council the vacating of the portion of 5th East and 3rd South that runs through the property at approximately 4th South and 5th East. The vote received unanimous approval.

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**REVIEW
PLANNED UNIT
DEVELOPMENT
ORDINANCE
CODE 16.34**

Engineer Darek Kimball explained to the Board that Preston City Council has asked that the Board review the Planned Unit Development Ordinance, specifically the lot size requirements and the 4th street boundaries.

Councilmember Neal Larson stated that the council would like the Board to research the zoning ordinance, to find if the core area needs to be eliminated, and if the lot size requirement is too large. Mr. Larson presented copies of Planned Unit Development Plats, and Planned Unit Development ordinances from neighboring cities.

After brief discussion, Chairman Randy Harris asked Commissioner Bruce Hodges and Commissioner Terry Petterborg to look at other ordinances and other planned unit developments, and bring ideas and recommendations to the next Planning and Zoning meeting.

ADJOURN Meeting was adjourned at 6:46 P.M. by Chairman Randy Harris.

Randy Harris, Chairman

Linda Acock, Clerk