Land Use Committee Meeting
May 24, 2021

Members Responding via email: Trevor Keyworth
Amanda Miller
Lonnie Galloway

Work Session:
Due to scheduling, this meeting was held via email.

Meeting:

1. New Business:

A. Croell, Inc. has submitted an application for an office addition onto their redi-mix plant at 2717 Hwy 585. The addition appears to be within the extents of the existing building and meeting all setbacks.
   - Motion: Trevor Keyworth made a motion to approve. Amanda Miller seconded.
   - Vote: 2 in favor, 0 opposed
   - Resolve: Motion Passes

B. *Anne Highmore has submitted an application for two sheds and a double space carport at the townhomes located at 108 E Ryan Street. The sheds appear to be well within the setback requirements. It is unclear if the carport meets setback requirements as the dimensions on the application appear to be from the edge of street and not necessarily the property lines. The LUP would recommend locating the property lines to better identify the setbacks and if and how much of a variance is being requested in a future application.*
   - *Motion: Amanda Miller made a motion to approve the sheds; requesting the property lines are located and carport setbacks are identified in a future application. Trevor Keyworth seconded.*
   - *Vote: 2 in favor, 0 opposed*
   - *Resolve: Motion Passes*

C. Wesley & Kristina Davis have submitted an application for a 6' aluminum/wood fence around the east, west and north side of their residence at 108 N 8th street. The fence is shown to be offset their property lines (fences are able to be placed on the property line), and the 6' height does not appear to extend to the front of their house. The proposed fence appears to meet all city requirements.
   - Motion: Trevor Keyworth made a motion to approve the fence. Amanda Miller seconded.
   - Vote: 2 in favor, 0 opposed
   - Resolve: Motion Passes

D. Scott Keyworth has submitted an application for an 8'x13' deck on the front of the trailer at 2004 East Mill Street. The deck appears to meet the setback requirements of a Mobile Home Park.
    - Motion: Lonnie Galloway made a motion to approve the application. Amanda Miller seconded.
    - Vote: 2 in favor, 0 opposed
    - Resolve: Motion Passes

E. Sheryl Klocker submitted an application for a new residence on their property at 520 S 21st Street. The residence appears to be well within the offsets required by the City ordinances.
    - Motion: Amanda Miller made a motion to approve the application. Trevor Keyworth seconded.
    - Vote: 2 in favor, 0 opposed
    - Resolve: Motion Passes

E. *Wendy DePina has submitted a query to relocate her current 2004 mobile home to a new property in the Energy Plaza Subdivision zoned Mobile Home Park if she were to purchase the property. The current code requires a mobile home to be manufactured within 15 years of application date; the 2004 trailer falls outside of that requirement. Due to the fact that this mobile home appears to be well-kept and is currently within the City Limits, the LUP would recommend the City Council to consider a variance for this mobile home. Ms. DePina submitted photos of her residence in the application.*
    - Motion: Trevor Keyworth made a motion to approve the application, include the date of manufacturing variance. Amanda Miller seconded.
    - Vote: 2 in favor, 0 opposed
    - Resolve: Motion Passes

There was also an email query regarding setbacks and fences in the mobile home park south of Lincoln Street. Amanda Miller emailed Kathy Lenz responses in regards to those questions on May 25, 2021.

The meeting was done via Email.

Minutes prepared by: Amanda Miller on May 25, 2021.

Signed: Amanda J Miller