

CITY OF SPRINGVILLE

Planning & Zoning Commission Meeting Minutes of January 31, 2017

Chairperson Pearson called the meeting of the Planning and Zoning Commission to order at 5:30 p.m. in Springville City Hall. Present on roll call: Doug Fowler, Nick Besler, and Gary Boren.

Also present, Council Persons Brad Merritt and Dennis Thies, Brent and Kent Backen with Integrity Homes, and their engineer.

Motion by Besler, 2nd by Fowler to approve the minutes of the January 10, 2017 and December 15, 2015 meeting. All ayes, motion carried.

Committee reviewed the 2016 permit list. Some discussion over clerks office forwarding all permit applications to the P and Z committee for review and approval. Further discussion and possible policy will be at next meeting.

Discussion with Integrity Homes on a Preliminary Plat for the 4th Addition of Spring Meadows.

Topics discussed and responses-

- Wild Pine will tie to 8th Street only, Heather Lane will not be connected at this time.
- The same covenants as the other additions.
- Detention basin similar to others in development, rock at intakes, otherwise grass.
- What is the required distance between fire hydrants?
- New setbacks need to be used. Plat showed the old 5 foot side setbacks, new ordinance states an 8 foot minimum.

Motion by Besler, to accept the Preliminary Plat for the Spring Meadow Fourth Addition and send their recommendation for approval to the City Council, pending approval by the City Engineer, second by Fowler, all ayes, motion carried.

Motion by Besler, to adjourn at 6:25 pm, second by Boren, all ayes, motion carried.

Attest: _____
Clerk

Chairperson