

Minutes of a special City Council Meeting held December 8, 1978, at 6:00 P.M.,  
68 East Main, City Hall.

Mayor Steele called the meeting to order.

Present: Mayor Robert Steele, Councilmen Eldon Greenhalgh, Clement Kester, Reed Jensen,

Dee Clement, <sup>and</sup> Clerk Nadine Alexander. Also present were Ben and Jolene Alexander. Absent: Jim Peterson  
The mayor stated that the meeting was a special called meeting and that notice of the time, place and agenda of the meeting had been provided the public by posting at the City Hall and mayor and councilmen, along with Lynn Crook, chairman of Planning and Zoning Commission, had been notified by phone the day before the meeting.

Prayer was offered by Dee Clement.

Mayor Steele x told the council that he had called this meeting to reach a decision on issuing the building permit that Ben Alexander had applied for <sup>a home lot</sup> for his mother to live in; also, to discuss ~~Ben developing the rest of his property~~ the matter of Mr. Alexander developing his property as to requirements of sub-dividing.

~~After considerable discussion by the mayor and council~~

Mrs. Jolene Alexander told the council that the main thing they were concerned with at the present time was to get the building permit they had already applied for, and then they would negotiate on the rest of the property after a decision was reached on the building permit. She also told the council that she had called the county, and that her daughter and son-in-law who are living in the old Frank Smith home had also called, and that the county said they were going to oil the road south of their property as soon as the weather breaks ~~in the next year~~. Eldon Greenhalgh told Mr. and Mrs. Alexander that as soon as more homes are built along this road that the City automatically owns this road and ~~will~~ be responsible for maintenance.

After considerable discussion, Mayor Steele asked each councilman to express his views on issuing the building permit to Mr. Alexander, as this needed to be taken care of first. Mr. Alexander told the council previously that he had divided the ground into 2 separate lots, the one where his home is now and the one directly east of Blaine Smith's property where he is going to put the home on for his mother; however, he told the council that both lots are in his name and that they had been told that they were not sub-dividers as long as the property was recorded in his name.

Eldon Greenhalgh made the motion that the council grant Ben a building permit for this home he is asking for now, but with the stipulation that if he ever sells this home he will become a sub-divider. Reed Jensen seconded the motion. Motion was carried. Voting for was Eldon G., Reed J., and Dee Clement. ~~Opposed~~ Clement Kester voted against. Mayor Steele told clerk Nadine Alexander to type up a paper for Ben Alexander to sign when he comes in to pay for the building permit stating that he understands that if he ever sells the home located directly east of Blaine Smith's property that he will become a sub-divider and will have to meet the requirements of a sub-divider; also, that in the event that he sells anymore lots on his property this will become null and void and he will automatically become a sub-divider.

After more discussion as to sub-dividing, Ben Alexander told the council that he wanted to make the proposal that he would give the City 56 feet on the west end of his property for a roadway (the other 56 feet being on Darwin Robbin's property) if the City would pay for the 6" water line and 2 fire hydrants, the only improvements being required as curb and gutter and sidewalks would not be required because the irrigation pipe runs along this area.

Mayor Steele told the council they did not have time to discuss this further at this time, or make any decision now; however, he felt the offer sounded fair and asked Mr. Alexander to meet with the Zoning and Planning Commission on this and Lynn Crook

will come back to council meeting at a later date with the commission's recommendation.

~~Council passed fire resolution~~

Clement Kester made the motion that the council adopt fire resolution received from Council of Governments and Eldon Greenhalgh seconded the motion. Motion was carried.

Meeting adjourned.

Approved:

app. Dec 13, 1978  
1st Eldon  
2nd: Clement Kester?