

30750
Minutes of the Planning Commission meeting held May 8, 1990.

Present were Commissioners Ken Kelley, Glade Robbins, Jeri Bascom, Gil Cook, Dee Davis. Also present were LuCinda Taylor, Lynn Robbins, and Wes Robbins.

The meeting was called to order by Ken Kelley, and Glade Robbins offered the opening prayer. Minutes from the previous meeting were read and approved.

Kevin and LuCinda Taylor: Mr. and Mrs. Taylor are requesting a business license for a wood working shop. It would consist of working in small pieces of wood such as shelves and other craft type items. They would take most of their items to craft fairs to sell with occasional custom work. Their business would only employ themselves. Ken read the ordinance on Home Occupations (Section 25 part 1 of the Zoning Ordinance). Glade motioned to accept the application. It was seconded by Gil. The motion passed unanimously in favor of accepting the application for a Home Occupation business license.

Fence height and sidewalk width: The City Council has asked the Planning Commission to review Section 24 part 5 of the Zoning Ordinance. It deals with fence height restrictions. The City Council would like more specific wording. After a short discussion about this ordinance it was decided to break the two items into separate parts, one for fences and one for sidewalks. It was suggested to word the fence ordinance as follows:

"Fences or other solid visual barriers where constructed or permitted in a Residential Zone (RA-1 and RA-2) shall not obstruct the general view of motorists or be over six (6) feet from the front of the dwelling back to the desired depth or property line; not more than four (4) feet high from the front of the dwelling to the property line where permitted."

The sidewalk section will be numbered #8 and be worded this way:

"Sidewalk requirements should meet either state or federal requirements or codes."

The Commission members would like more information about these requirements, however; because it was brought to our attention by Mrs. Robbins that these codes can differ. There are also different kinds of sidewalks. Ken said he would attend the next council meeting and talk with them about this issue.

Lynn and Wes Robbins: Mr. and Mrs. Robbins would like to annex some property located at about 500 South 500 West. There is 5 acres involved. The Robbins brought in their Mylar map that shows the lay of the property and where a proposed road would run. There was a question on who would put in this road, but the Commission could not answer this question. There was also some concern over the water and who would put it in. Ken read the new annexation ordinance (90-3) that states the requirements for the water lines. Also brought up was the ditch along 500 South and whether it would stay open or be covered. The Robbins said they don't have any plans at this time for developing the property along 500 South for residential purposes.

Mrs. Robbins feels this annexation would benefit Santaquin City with

Minutes of the Planning Commission Meeting held May 8, 1990 continued.

increased property tax revenue and that the present water situation in the City was fine. There was no declared water shortage. The Planning Commission passed this annexation request on to the City Council with no recommendation other than the annexation is congruent to current City ordinances and the City's Master Plan.

This motion was made as a group and was passed by Ken Kelley, Gil Cook, and Jeri Bascom. Glade Robbins abstained from voting and Dee Davis had to leave the meeting before the Robbins' turn on the agenda.

Gil Cook called for adjournment. It was seconded by Glade. All were in favor and the meeting adjourned.

Kenneth D. Kelley
Chairman

Jeri Bascom June 19, 1990
Secretary Date