

**PLANNING & ZONING COMMISSION MEETING**  
**December 10, 2014**  
**7:30 p.m.**

**Commission Members Present:** Amy Winn, Jesse Sharp, Tami Bishop, Alyssa Petersen (recorder)

**Excused:** Travis Baldwin,

**Townpeople Present:** Tanica Wood, Mo Eastmond, Council Member Kyle Smith, Lee Atwood

**Minutes of November 20, 2014:** The minutes of November 20, 2014 were emailed out previous to the meeting. Travis was absent from this meeting so the minutes could not be approved.

**Motion:** No motion at this time.

**Seconded:**

**Vote:**

**Kennel License-Tanica Wood-8965 S. 300 W :** Tanica Wood and Mo Eastmond presented an application for a Kennel License. They have 4 dogs that they keep at their home. They have plans to fence the back yard in the spring and do have a dog run, but the run currently has chickens living in it. The dogs mainly reside in the home. Tanica was willing to put a temporary fence up now if necessary. The Commission went over the application, kennel ordinance, and fees associated with a kennel license with Tanica and asked about how they plan to take care of clean-up needs, etc.

**Motion:** Jesse made a motion to approve this permit with the condition of the fence being put up and inspected and the kennel license and dog license fees paid.

**Seconded:** Tami Bishop seconds that motion.

**Vote:** All in favor, motion carries.

**Paradise Town Corporation/Subdivision:** Council Member Kyle Smith and Lee Atwood came to discuss the new park subdivision process with the Planning Commission. There are no provisions for park in the Subdivision Ordinances, and the park falls under neither agricultural nor residential. The Planning Commission came to the conclusion that since the preliminary had been approved for the subdivision and the park was already included in that, then as long as nothing had changed from the original preliminary plat/plans the Town could go ahead and finish the final plat. This is the plan and the Town will move ahead with that. If any of the other owners want to move ahead doing the same things with their pieces of ground, the same applies as long as nothing had changed from the previously-approved preliminary plat. If they do choose to change anything, they will have to start at a preliminary for their property piece and go through the complete process.

**Motion:** Jesse made a motion to direct the city to go back to the approved preliminary and finish the final plat to complete this subdivision.

**Seconded:** Tami seconds that motion.

**Vote:** All in favor, motion carries.

**Lot Line Adjustment Ordinance:** After consideration, and looking into some other Lot Line Adjustment Ordinances, The Planning Commission will draft a letter to the Town Council explaining their recommendation for a Lot Line Adjustment Fee schedule change. The Planning and Zoning Commission will hold a public hearing on this matter just before their next meeting on January 22. The proposed changes are: from (currently) a \$500.00 set fee, to a \$200.00 deposit, and then the rest of the fees incurred will be paid by the applicant. All fees incurred will be paid before an approval of the lot line adjustment will take place.

**Motion to adjourn:** Tami made a motion to adjourn, Jesse seconded that motion; meeting adjourns at 9:05

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Chairman: Amy Winn

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Minutes: Alyssa Petersen