

**Minutes of the Meadow Town Planning and Zoning Meeting
September 12, 2023 at 7:00 PM
at the Meadow Fire Station**

*******THESE MINUTES HAVE BEEN APPROVED*******

Attending: Commission member Van Stott, Commission chairman Justin Jensen, Commission member Rex Williams, Secretary Monica Dearden, Tony Cowley, Mark Cowley, Jill Averett, Lynn Bond, Farrell Larson, Ed Zmitravich, Andee Holdaway, Dennis Bond.

Excused: Commission member Andrew Flake, Commission member Sarah Core, Commission member Sean Kelly.

1. **Opening Ceremonies (three-minute limit):** Justin welcomed all to the meeting. Mark led the Pledge of Allegiance. Farrell offered a prayer.
2. **Review of minutes- 07/11/2023:** The commission took a moment to look over the July minutes. Rex motioned to approve the minutes with no changes. Van seconds the motion. All were in favor.
3. **Jill Averett presentation: Meadow welcome sign (ten minute):** Jill has a four part presentation.
 - a. What: Jill would like an identification sign for Meadow Town. There is no identification sign as you come into Meadow. Many of the towns around us have this.
 - b. Where: Somewhere at the North end of town as you come off the exits onto Hwy 91. Somewhere near the Meadow Tire & Shell. She talked to Matt Rhodes with the State and any signs must be more than 30 feet from any roads.
 - c. Design: Jill would like to see this as a competition. She would love it to be open to those residing in Meadow and those not. She would love to see the youth involved and to have designs include Est/Settled in 1853. There would need to be a deadline. Then a panel would choose the top 3, and voting could be sent out possibly with the town utility billing. Jill hopes that this could possibly be done before Christmas and the winner announced at the community celebrations.
 - d. Cost: Jill would like this to be of NO cost to Meadow Town and be paid for by donations and fundraising.

Rex stated that he felt this was a wonderful idea and is past due. He'd like to see it be made of sandstone and include the handshake that has been incorporated into Meadow Town for many years. Lynn wondered if there would be some way to light the sign. Dennis thinks it is a great idea, but feels like the state stopped it at one point and hopes there is a way to make it work. Justin suggested it be taller to avoid the snowplows, damage and salt. He also wondered looking at the map if the proposed area fell into the state easement and if so, would this even be a decision for Meadow Town. Rex said if that was a problem, he would donate the property to make it happen. Justin referred to Chapter 7 of the town code and the section on signs. He feels it falls into the monument sign category. It can only be 39 square feet and no more than 6 feet high with low intensity light. Justin proposed to send this recommendation to the town council. Rex seconded the motion. All were in favor.

4. **Work on annexation application (changes from the council and legal):** Mayor Bishop sent the application to Justin Wayment Meadow Towns legal counsel. Each commission member took some time to look through and identify any red flags that they saw. There were a few minor changes that the commission asked Monica to change and to recommend it to the town council. Justin motioned. Rex seconded. All were in favor.
5. **Other business:** Farrell asked some questions about the little rock house on main. He has seen some people doing some work and he has advertised it for sale as a one bedroom one bath. There are no utilities currently provided to the lot. There is not a septic system and not enough property for that. Farrell would like to alert Meadow town to this. Justin will bring it to the council's attention.
6. **Adjourn:** Rex motioned to adjourn the meeting. Van seconded. All were in favor.

Monica Dearden
Planning & Zoning Secretary