

**MINUTES OF THE MEETING OF
THE RUSH VALLEY PLANNING & ZONING COMMISSION
HELD ON MARCH 5, 2025 AT THE RUSH VALLEY TOWN HALL
52 SOUTH PARK STREET, RUSH VALLEY, UTAH
THE MEETING BEGAN AT 7:00 P.M.**

Planning & Zoning Commission Members Present: David Andersen, Paul Bishop, Boone Baird, Scott Hawkins and Carl Wall

Appointed Officers and Employees Present: Attorney Rob Clegg, Clerk/Recorder Patty Rowe and Engineer Doug Kinsman

- 1. Roll Call.** David Andersen, Paul Bishop, Boone Baird, Scott Hawkins and Carl Wall
- 2. Approval of Meeting Minutes for 01-08-2025.** Scott Hawkins made a motion to approve the minutes as written for 01-08-2025 and David Andersen seconded the motion. All present voted in favor and the motion carried.
- 3. Approval of Building Permit for Ag Building for James Nell at 1450 West Highway 199.** James Nell was present at the meeting and said he would like to construct an ag building on his property that was relocated from another location. The building will not have power or water and will be used to store hay and a tractor. Because it is an ag building, no plans are required for review. James Nell was given the setback requirements, and he provided a site plan showing where the building will be placed. Carl Wall made a motion to approve the building permit for James Nell and Paul Bishop seconded the motion. All present voted in favor and the motion carried.
- 4. Approval of Building Permit for Ag Building for John Ahlstrom at 1101 Church Street.** Due to a family emergency and residing in another state, John Ahlstrom was allowed to call in to the meeting. This is a one-time exception and not a precedent. John would like to build an ag building for storage. At a later date, he would like to put power and water and perhaps build a second level to reside in. After discussion with Ensign Engineering, it was determined that the ag building would need to be permitted as a residence and require full plans with appropriate specifications, footings, etc. It would be difficult to modify the ag building. John decided to go ahead with the permit as presented at the meeting. It was verified that the 1 foot by 1 foot cement footings on the ag building are acceptable. Scott Hawkins made a motion to approve the building permit for John Ahlstrom and Paul Bishop seconded the motion. All present voted in favor and the motion carried.

5. Approval of Building Permit for Shop for Andrew Byers at 958 West Highway 199.

Andrew Byers was present at the meeting and would like a permit to build a storage building for work and farm equipment on his property. It will have electricity and be roughed in for gas and water which will require inspections. Andrew will provide the shop plans and calculations to the clerk/recorder to include in the permit package. The setbacks were reviewed and determined to be acceptable. Scott Hawkins made a motion to approve the building permit for Andrew Byers and Carl Wall seconded the motion. All present voted in favor and the motion carried.

6. Approval of Building Permit for Home for Andrew Byers at 958 West Highway 199.

Andrew Byers was present at the meeting and would like a permit to build a home on his property. The setbacks were reviewed and determined to be acceptable. Carl Wall made a motion to approve the building permit for Andrew Byers and David Andersen seconded the motion. All present voted in favor and the motion carried.

7. Public Comments. None

8. Adjourn. Scott Hawkins made a motion to adjourn. Paul Bishop seconded the motion. All present voted in favor and the motion carried. The meeting ended at 7:42 p.m.