

Sterling Town Planning & Zoning Minutes

Tuesday April 8, 2025

7:00 PM

Council members attending:	Judy Wadley, Terry Brewer, Kaden Hanks, and Laura Patton
Council members excused:	N/A
Staff attending:	Kris Winkel
Community attending:	Tami Privett
Conducting:	Judy Wadley

Agenda item number	Discussion and action items	Result
1. Welcome by Commission Chairman, Judith Wadley, Pledge of Allegiance and Roll call	<p>Council, staff and community present stand and recite the pledge of allegiance.</p> <p>Council, staff and community present stand and recite the pledge of allegiance.</p> <p>See above for attendance.</p>	
2. Approval of minutes from previous meetings(s)..	<p>Laura made a motion to approve the minutes from the Public Hearing on March 11, 2025 by changing the title from P&Z to Public Hearing. Terry seconds the motion. Motion passed.</p> <p>Terry makes a motion to approve the minutes from the P&Z Meeting on March 11, 2025. Laura seconds the motion. Motion passes.</p>	<p>Motion: Laura Second: Terry Vote: Unanimous</p> <p>Motion: Terry Second: Laura Vote: Unanimous</p>
3. Discussion and vote on Annexation Policy	<p>Judy suggests that when a group of three or more homes are to annex into the town, that they have a proper hydrological assessment on the water source/well performed by a professional. Tami suggests asking Cade to help</p>	<p>Motion: Terry Second: Kaden Vote: Unanimous</p>

	<p>with the wording.</p> <p>Laura states that the county is looking to put meters on the culinary water. Tami states that for the Town of Sterling the water is metered at the top. Judy states that she has heard that the water system at Palisade Lake has some issues.</p> <p>Terry brings up that currently there is not a reference to water wells yet. Terry asks if those annexing would be providing their water shares. Terry asks if the water is what those that may want to annex may be using as leverage or are they annexing for water? There are more factors to consider. Tami states that you already have a policy for water with subdivisions, this would be for single homes. Terry states that we need to find out how this is applicable to annexation and what we need to do. It may be something we put in later.</p> <p>Commission discussed and decided that the best thing to do is reach out to Cade Penney and even the attorney. Tami states that you can reach out to OMBUDSMAN with questions like this.</p> <p>Tami brings up that the R6 council is May 6th and they can register and learn more and even find out who your local ombudsman is.</p> <p>Terry brings up that at the last meeting, we decided to change one thing. Judy states that it was on subdivision information. Discussion on typo correction.</p> <p>Kaden has a question on first page #7. The Commission discusses that those annexing in, would need to surrender their water. Kaden asks why they would need to surrender the water if they don't want our water. Commission discussed water shares and annexation and agreed they need to clarify this. Kaden brings up that part about Council approving and how that needs to be taken out (second page at the bottom). Kris makes the corrections on the annexation policy.</p> <p>Terry makes a motion to pass the annexation policy as amended. Kaden seconds the motion. Motion passes.</p>	
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