

# Town of Leeds

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## Planning Commission Meeting for December 3, 2014

1. Call to order:

Chairman Peters called to order the regular meeting of the Planning Commission at 7:05pm on December 3, 2014, at Leeds Town Hall, 218 N Main.

2. Roll Call:

ROLL CALL:

	<u>Present</u>	<u>Absent</u>
CHAIRMAN: NORM PETERS	<u>x</u>	<u>          </u>
COMMISSIONER: ELLIOTT SHELTMAN	<u>x</u>	<u>          </u>
COMMISSIONER: DARRELL NELSON	<u>x</u>	<u>          </u>
COMMISSIONER: REED BRAITHWAITE	<u>x</u>	<u>          </u>
COMMISSIONER: STEVE LEWIS	<u>          </u>	<u>x</u>

3. Invocation by Commissioner Nelson.

4. Pledge of Allegiance by Commissioner Sheltman.

5. Declaration of Abstentions or Conflicts: None.

6. Approval of Agenda:

Commissioner Nelson moved to approve tonight's agenda and meeting minutes of October 1, 2014. 2<sup>nd</sup> by Commissioner Braithwaite. All voted "Aye". Motion Passed.

7. Announcements: None.

8. Public Hearings:

- a. Amendments to the Land Use Ordinance 2011-01, Chapter 22, Signs  
Commission members and Bob Nicholson the Town Planner discussed the proposed amendments to the Sign Ordinance.

Commissioner Braithwaite made a motion to open the Public Hearing on amendments to the Lands Use Ordinance 2011-01, Chapter 22, Signs. 2<sup>nd</sup> by Commissioner Nelson. All voted "Aye". Motion Passed.

Commissioner Braithwaite made a motion to close the Public Hearing on amendments to the Lands Use Ordinance 2011-01, Chapter 22, Signs. 2<sup>nd</sup> by Commissioner Nelson. All voted "Aye". Motion Passed.

9. Action Items: None

10. Discussion Items:

- a. Discussion and possible action on amendments to the Land Use Ordinance 2011-01, Chapter 22, Signs  
Commission members and Bob Nicholson the Town Planner discussed the Sign Ordinance and made the following additional amendments:

Under section 22.2.1.4,

Residential developments ~~with less than ten dwelling units~~ may have up to 2 signs with each sign not exceeding 32 square feet. ~~Residential developments with ten or more dwellings units may have up to 2 signs with each sign not exceeding 64 square feet.~~

Under section 22.2.2.2.2,

**Business Pole Signs.** One on-premise pole sign up to 35' high as measured from adjacent ground level is permitted for a commercial property of one acre or larger and located within 1,000' of a freeway exit as measured from the center point of the freeway cross-street, or one acre or larger on property fronting South Main Street between the south I-15 exit and Cemetery Road. The pole sign shall be separated from the building and shall not extend over the property line.

Commissioner Braithwaite made a motion to accept and pass on the Sign Ordinance with the amendments that we discussed. 2<sup>nd</sup> by Commissioner Sheltman. All voted "Aye". Motion Passed.

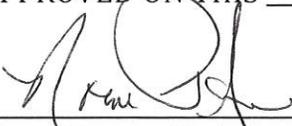
11. Staff Reports:

Commissioner Sheltman asked if anyone knew the status on the conditions Planning Commission put on Quality RV and where the Hillside Ordinance is at.  
Kristi Barker the Deputy Clerk/Recorder responded that she wasn't sure and would have to check with the Mayor and get back with Planning Commission members.  
Commission members and Bob Nicholson discussed it further.

12. Adjournment:

Commissioner Braithwaite moved to adjourn the meeting.  
Time: 8:10pm.

APPROVED ON THIS 7 DAY OF January 2015

  
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Norm Peters, Chair

ATTEST:

  
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Kristi Barker, Deputy Clerk/Recorder