



Mona City
Planning & Zoning

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January 27, 2026 Planning and Zoning Meeting Minutes

Members Present: Vice-Chair Kevin Young
Commissioner Jack Boyd
Commissioner Nate Cieslak
Commissioner Wayne Hellyer
Commissioner Frank Riding

Members Absent: Chair Dennis Gardner

Councilmember(s) Present: none

Staff Present: Secretary Lori Henrie

Others Present: Jobina Davis, Joshua Davis, Chelsie Durden, Brandon Durden, Justin Brindley, Tiffini McAffe, Robert McAffe, Dylan Brown

Planning and Zoning Vice-Chair Kevin Young called the meeting to order at 8:10 p.m.

Chelsie Durden – Life Balance Recovery Center – 565 S Main Street – Garage Remodel

Chelsie Durden is purchasing a home at 565 S Main to convert into a recovery center and has requested a remodel permit to add additional bedrooms for clients. The project includes converting the attached garage into a bedroom and bathroom. Planning & Zoning held a special meeting to accommodate Mrs. Durden's closing timeline, as an approved building permit was required for her loan. She is scheduled to close the day after the next regular meeting, which would not have met the loan deadline. The commission had no questions.

Vice-Chair Young called for vote to approve the Garage Remodel at 565 S Main Street. Commissioner Riding made motion to approve the home addition. Commissioner Hellyer second the motion. The roll call vote was as follows:

Commissioner Boyd: Aye
Commissioner Cieslak: Aye
Commissioner Hellyer: Aye
Commissioner Riding: Aye

Chelsie Durden – Life Balance Recovery Center – 565 S Main Street – Accessory Building

Chelsie Durden also applied for an Accessory Building to convert into a group therapy space for

her clients. The commission had no questions.

Vice-Chair Young called for vote to approve the Accessory Building at 565 S Main Street. Commissioner Hellyer made motion to approve the home addition. Commissioner Cieslak second the motion. The roll call vote was as follows:

Commissioner Boyd: Aye
Commissioner Cieslak: Aye
Commissioner Hellyer: Aye
Commissioner Riding: Aye

Secretary Business

No secretary business.

Public Comment

No comment from the public.

Adjournment

Vice-Chair Young called for vote to adjourn the planning and zoning meeting at 8:20 p.m. Commissioner Riding made a motion to adjourn the meeting. Commissioner Boyd second the motion. The roll call vote to adjourn the meeting at 8:20 p.m. was as follows:

Commissioner Boyd: Aye
Commissioner Cieslak: Aye
Commissioner Hellyer: Aye
Commissioner Riding: Aye

Kevin Young
Planning & Zoning Vice-Chair

Lori Henrie
Planning & Zoning Secretary