

Meeting Minutes

Consent, Final Plat Approval: Tim Clawson Subdivision – Mountain View Acres Plat B Lot 26 Amended

Date: 11.19.2025

Time: 1:01PM

Location: Highland City Council Chambers

Meeting Type: Development Administration Board

Attendees:

Jay Baughman – City Community Development Administrator

Rob Patterson – City Attorney/Planning and Zoning Administrator

Wes Warren – Planning Commission

Debra Maughan – Planning Commission

Gretchen Homer – Public Works Administration Assistant

Michel Bradshaw – Homeowner/Developer

Kennedy Clawson – Granddaughter

Elias Rhett - builder

Purpose

1. Approval of Meeting Minutes – October 16, 2025
2. Approval of the final plat and subdivision improvement plans for Tim Clawson Subdivision – Mountain View Acres Plat B Lot 26 Amended.

Consent Items:

ACTION TO APPROVE THE MINUTES OF OCTOBER 16, 2025

MOTION: Jay Baughman moved to approve the meeting minutes from October 16, 2025; Wes Warren seconded the motion.

- | | |
|--------|---------------|
| 1. Yes | Rob Patterson |
| 2. Yes | Jay Baughman |
| 3. Yes | Chris Trusty |
| 4. Yes | Wes Warren |
| 5. Yes | Debra Maughan |

MOTION PASSES 5:0

ACTION: Final Plat Approval for Tim Clawson Subdivision – Mountain View Acres Plat B Lot 26 Amended

DISCUSSION: Tim Clawson Subdivision is a lot split, It is in an R-140 zone, part of the Mountain View Acres Plat B subdivision. The proposed subdivision creates 1 additional lot by splitting the existing lot into two lots. Both lots have a minimum size of 20, 000 square feet. The original Mountain view Acres Plat B subdivision was approved and recorded in 1994. That created 26 lots but could have had up to 29 lots. They could have had up to 7 small lots but only 4 did. There is extra density in the subdivision if it meets frontages and requirements of the zone. This will make the subdivision go up to 27 lots with 5 small lots, which complies with code. Each lot has 130 feet frontages; there was a tail that was dedicated to the neighbors to the south. We have standard utility agreements, the road has already been built, and the existing sidewalk will need some repairs as part of the building process. Both lots have reasonable buildable areas, the western lot has existing homes and structures, that will continue to meet minimum setback requirements.

MOTION: Debra Maughan moved to approve the final plat and subdivision as submitted November 19, 2025; Jay Baughman seconded the motion.

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|--------|---------------|
| 1. Yes | Jay Baughman |
| 2. Yes | Rob Patterson |
| 3. Yes | Chris Trusty |
| 4. Yes | Debra Maughan |
| 5. Yes | Wes Warren |

Motion Passes 5-0

- **Meeting Adjourned:** 1:07 PM
- **Minutes Prepared By:** Gretchen Homer
- **Minutes Approved March 11, 2026**