

Wales Town

PLANNING AND ZONING COMMITTEE MEETING

19 May 2026
HELD IN THE WALES TOWN HALL

Meeting commenced at 7:00 pm

ROLL CALL: Committee members present: Austin Shepherd, Dee Bowers, Ron Garff, Ron Lamb and committee secretary, Lee Fox. Citizens: James Roberts, Jackson Roberts, Corey Walker, and Dan Dalene.

MINUTES: Committee secretary read the minutes for the Planning and Zoning Committee Meeting held on 21 April 2026. Ron Lamb noticed that the name listed for set-back inspection for Teri Anderson's permit was not correct. It should read Dee Bowers instead of Ron Lamb. Ron Garff made the motion to approve the minutes as read with the above mentioned correction. His motion was seconded by Austin Shepherd and then passed with a unanimous vote in favor by those present.

PETITIONS AND COMMUNICATIONS:

-James Roberts appeared before the committee with building permit application for home at 185 North 100 East. He submitted completed application, letter of intent, set-back form, plat and plot plans and house plans. Ron Garff made the motion to approve the permit. His motion was seconded by Austin Shepherd and then passed with a unanimous vote in favor by those present.

-James Roberts and Corey Walker appeared before the committee for final approval of four lot sub-division at 100 East 200 South. They did not have a subdivision plat with proper indorsements for filing at the County Recorder. Ron Garff made the motion to give final approval for the subdivision upon receipt of the proper Subdivision Plat for filing at the Recorders Office. His motion was seconded by Dee Bowers and then passed with a unanimous vote in favor by those present.

-Dan Dalene appeared before the committee to review planning and zoning ordinance requirements for conforming building lots, roads, and subdivisions of land at 415 South 200 West. Discussion was tabled until next months committee meeting pending receipt of more detailed site drawing.

BUSINESS:

- Committee training was postponed until completion of P/Z Forms Notebook.
- Development Review Committee and Coding update will follow at next meeting.

ADJOURN: The motion to adjourn was made by Austin Shepherd, seconded by Ron Garff, with a unanimous vote in favor.

Meeting adjourned at 7:55 pm

MINUTES APPROVED:



Planning & Zoning Chairman
Ron Lamb

June 16 2026
Date

ATTEST:



Committee Secretary
Lee Fox

6/16/26
Date