

MILLVILLE PLANNING COMMISSION MEETING
City Hall - 510 East 300 South - Millville, Utah
September 17, 2026

PRESENT: Garrett Greenhalgh, Matt Anderson, Lynette Dickey, Coby Price, Shane Johnson, Kara Everton, Megan Dyer, Pam June, Jason Low

Call to Order/Roll Call:

Commissioner Greenhalgh opened the meeting for September 17, 2026, at 8:00 pm. Commissioners Garrett Greenhalgh, Matt Anderson, Lynette Dickey, Coby Price and Shane Johnson were present. Development Coordinator Kara Everton was present and took the minutes.

Opening Remarks/Pledge of Allegiance

Commissioner Greenhalgh led all present in the Pledge of Allegiance.

Approval of Agenda

The agenda for the Planning Commission Meeting for September 17, 2026 was reviewed. Commissioner Anderson moved to approve the agenda for September 17, 2026. Commissioner Dickey seconded. Commissioners Garrett Greenhalgh, Matt Anderson, Lynette Dickey, Coby Price and Shane Johnson voted in favor.

Approval of the Minutes of the Previous Meeting

The Planning Commission reviewed the minutes for the Planning Commission Meeting for September 3, 2026. Commissioner Dickey moved to approve the minutes for the meeting on September 3, 2026 with corrections. Commissioner Johnson seconded. Commissioners Garrett Greenhalgh, Matt Anderson, Lynette Dickey, Coby Price and Shane Johnson voted in favor.

5. A. Zoning Clearance- Addition for Jason Low located at 159 E 500 N

Jason Low was present. The deck is already there. He is just putting a roof over the deck.

Commissioner Anderson moved to approve Zoning Clearance for an Addition for Jason Low located at 159 E 500 N. Commissioner Price seconded. Commissioners Garrett Greenhalgh, Matt Anderson, Lynette Dickey, Coby Price and Shane Johnson voted in favor.

5. B. Other

6. Agenda Items/Notes for Next Meeting

7. Calendaring of future Planning Commission Meeting – October 1, 2026 at 8:00 pm

8. Adjournment

Commissioner Greenhalgh moved to adjourn the meeting at approximately 8:04 p.m.

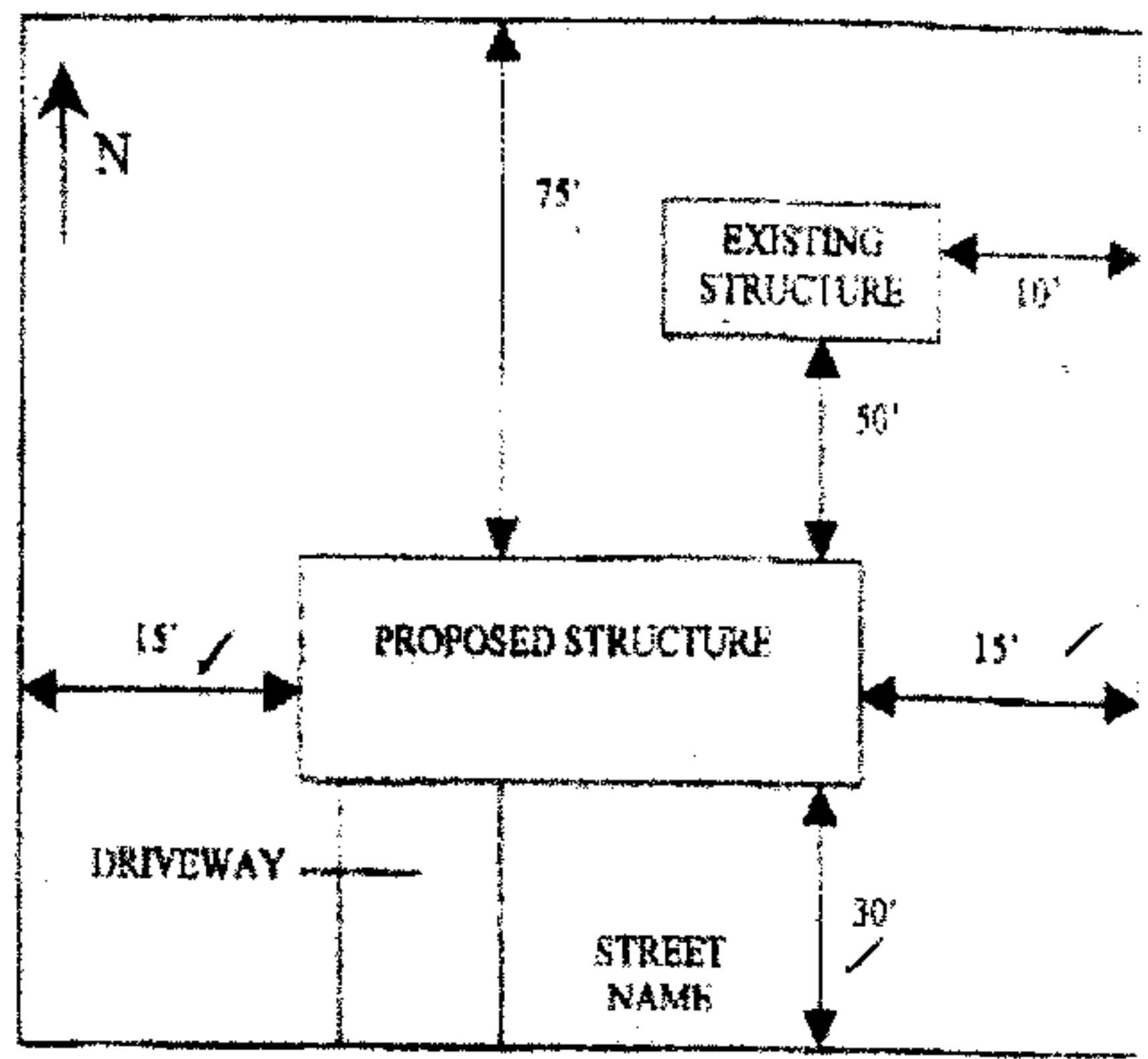
MILLVILLE CITY
Zoning Clearance for Building Permit
 For questions email: kara@millvilleut.gov



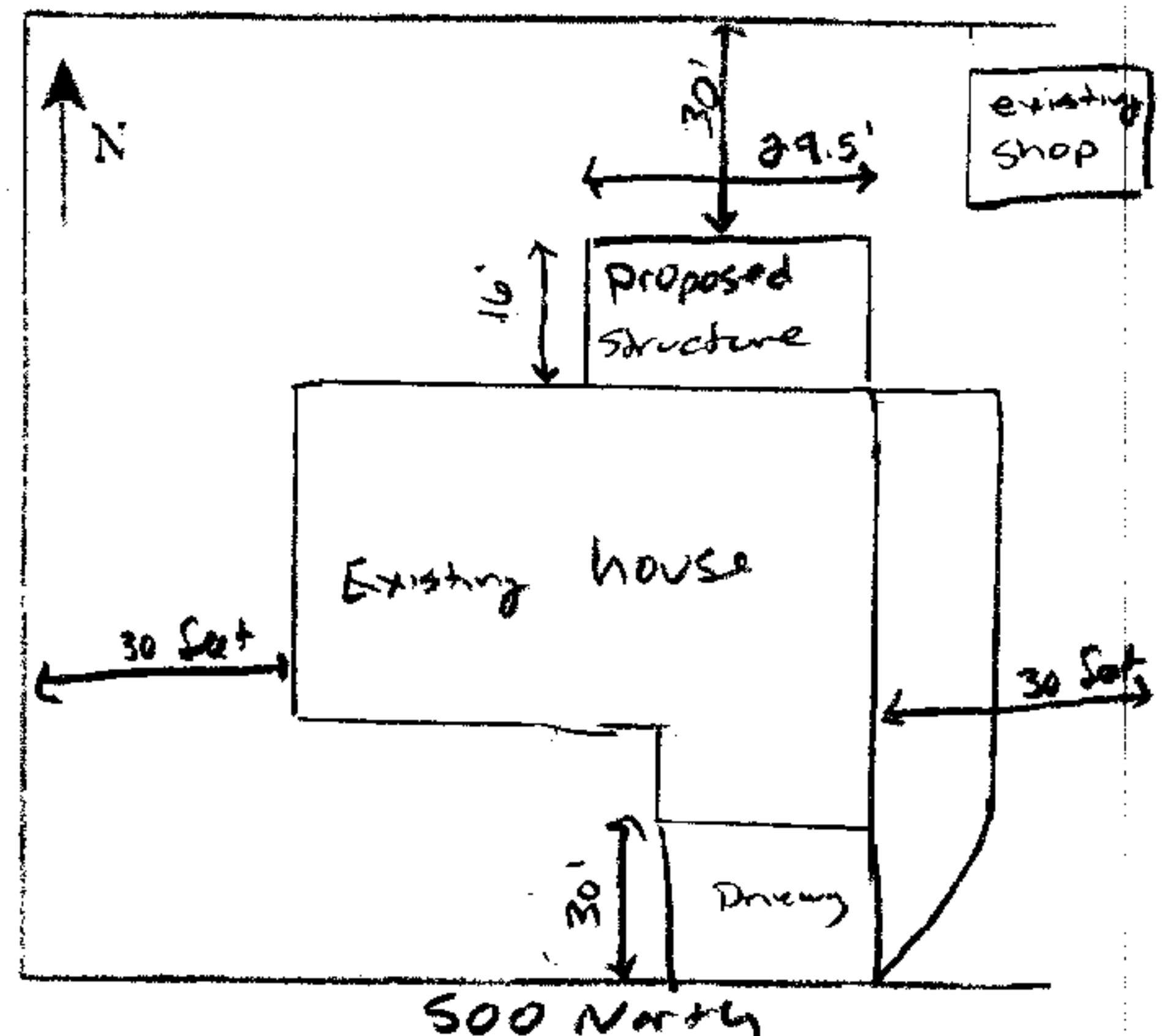
APPLICATION INFORMATION

- 1 Jason Low
Applicant Name
- 2 P.O. Box 195
Applicant Mailing Address
- Millville VT 89326
City State Zip Code
- 3 159 E. 500 N. Millville
Address of Construction
- 4 435-512-6764
Telephone #
- 5 _____
Owner's Name (if different from applicant)
- 6 Roof over patio
Type of Structure
- 7 Shire Lot 8
Subdivision Name and Lot Number
- 8 472 1/3 Acre .032
Square Footage Lot Size
- 9 02-192-0008
Tax Identification Number
- 10 15 feet 6 inches
Building Height
- 11 ☐ Sewer ☐ Septic Tank
☐ City Water ☐ Private Well
☒ Electricity ☐ Gas
- 12 Building a roof over over
our existing patio in the
back yard that will tie into
the roof on our house
 Notes

Sample Plot Plan
 (numbers do not represent required setbacks)



Plot Plan



APPROVED
PLANNING AND ZONING

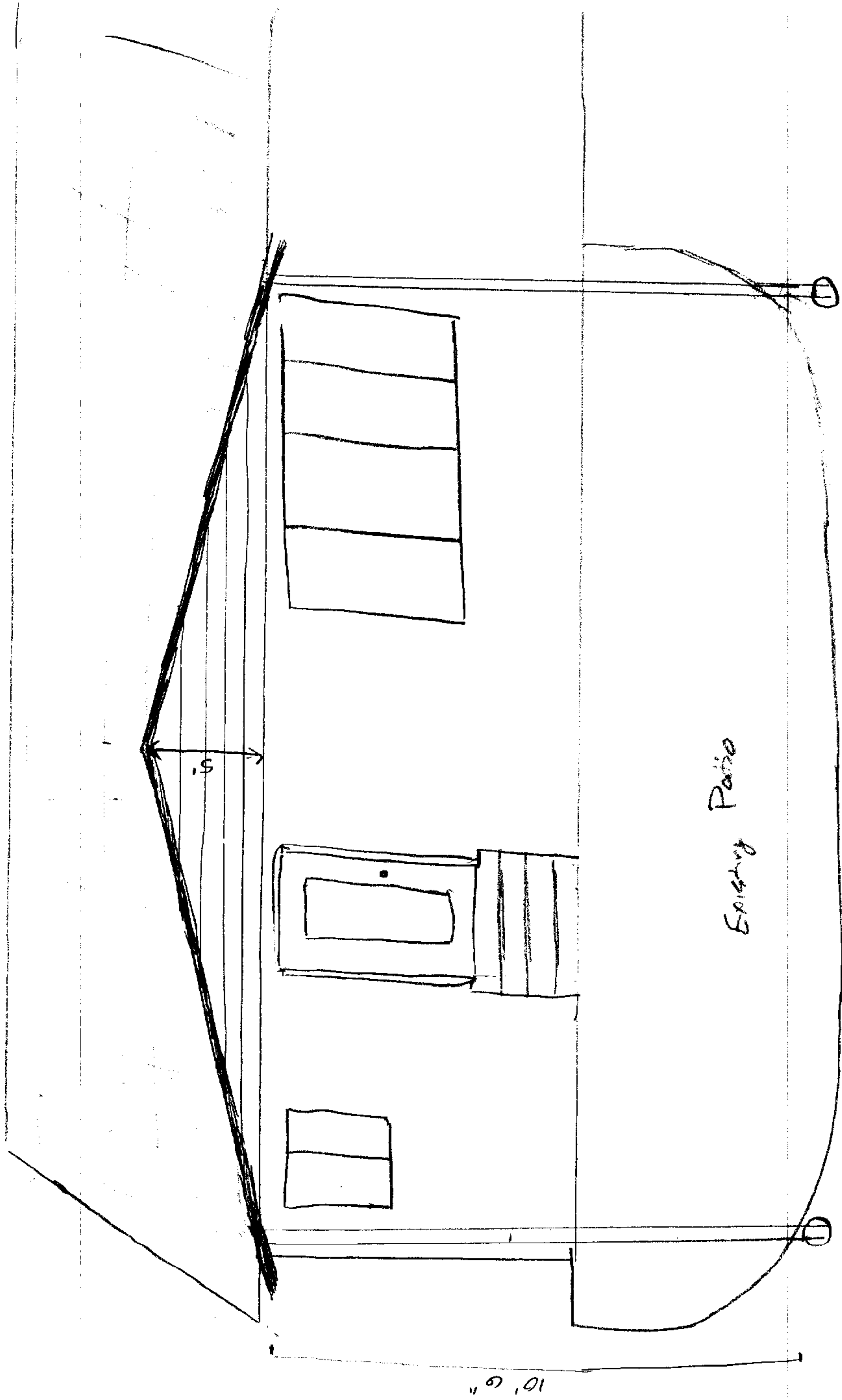
DATE

FEES PAID- TREASURER

DATE

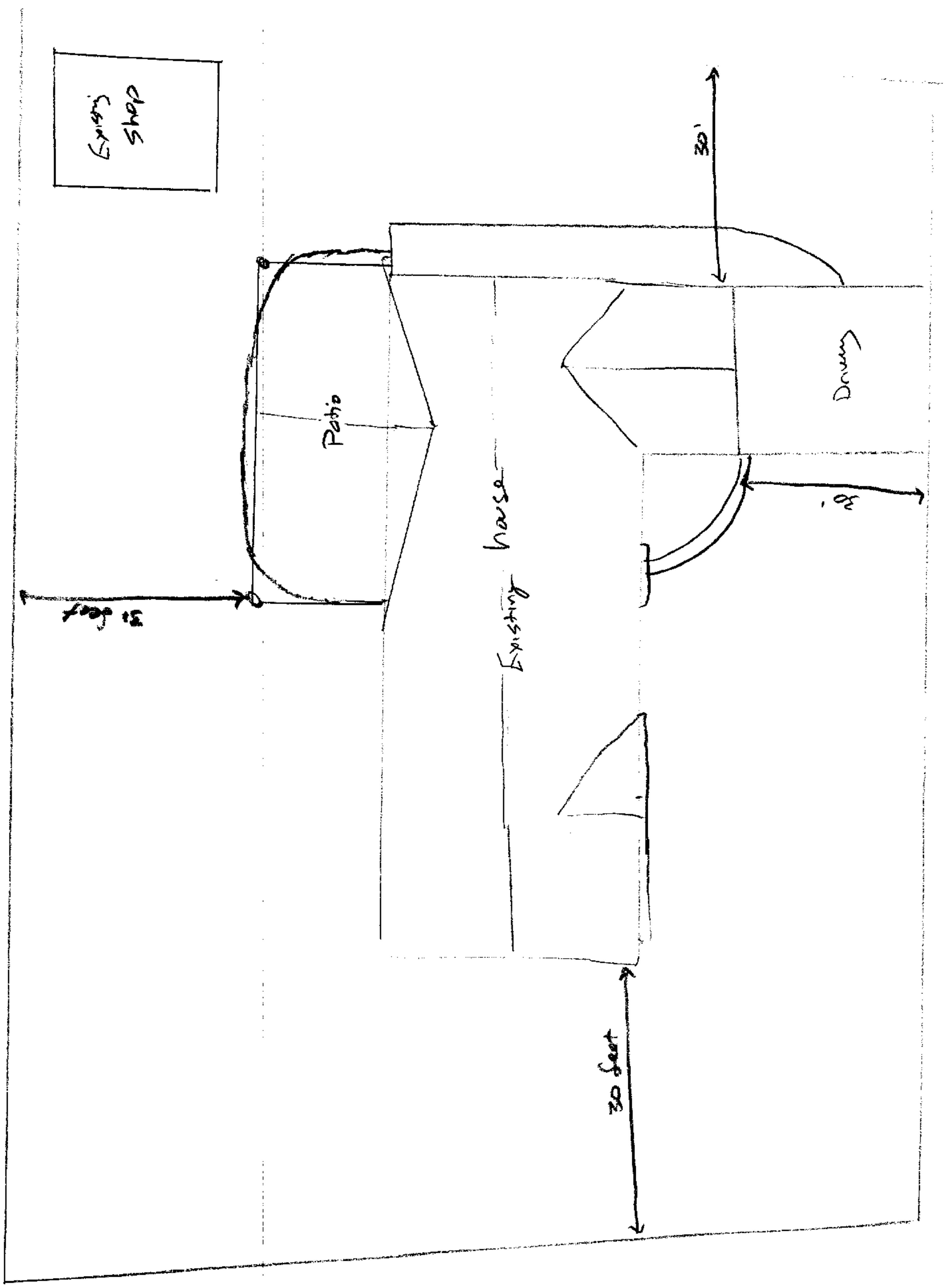
This property is being approved for building permit issuance as indicated above. Any change in the type or placement of the structure is not allowed. This clearance is not a waiver of compliance with either the zoning ordinance or the building codes.

Pencil - Existing house & Patio
Red - Proposed roof over Patio



Pencil: existing property
Red: Proposed Structure

↑
N



500 North

Framing

Ice & water shield
on valleys & edges

4/12 Truss 2 Set in Center
Manufactured

5/8 OSB

30 yr shingle

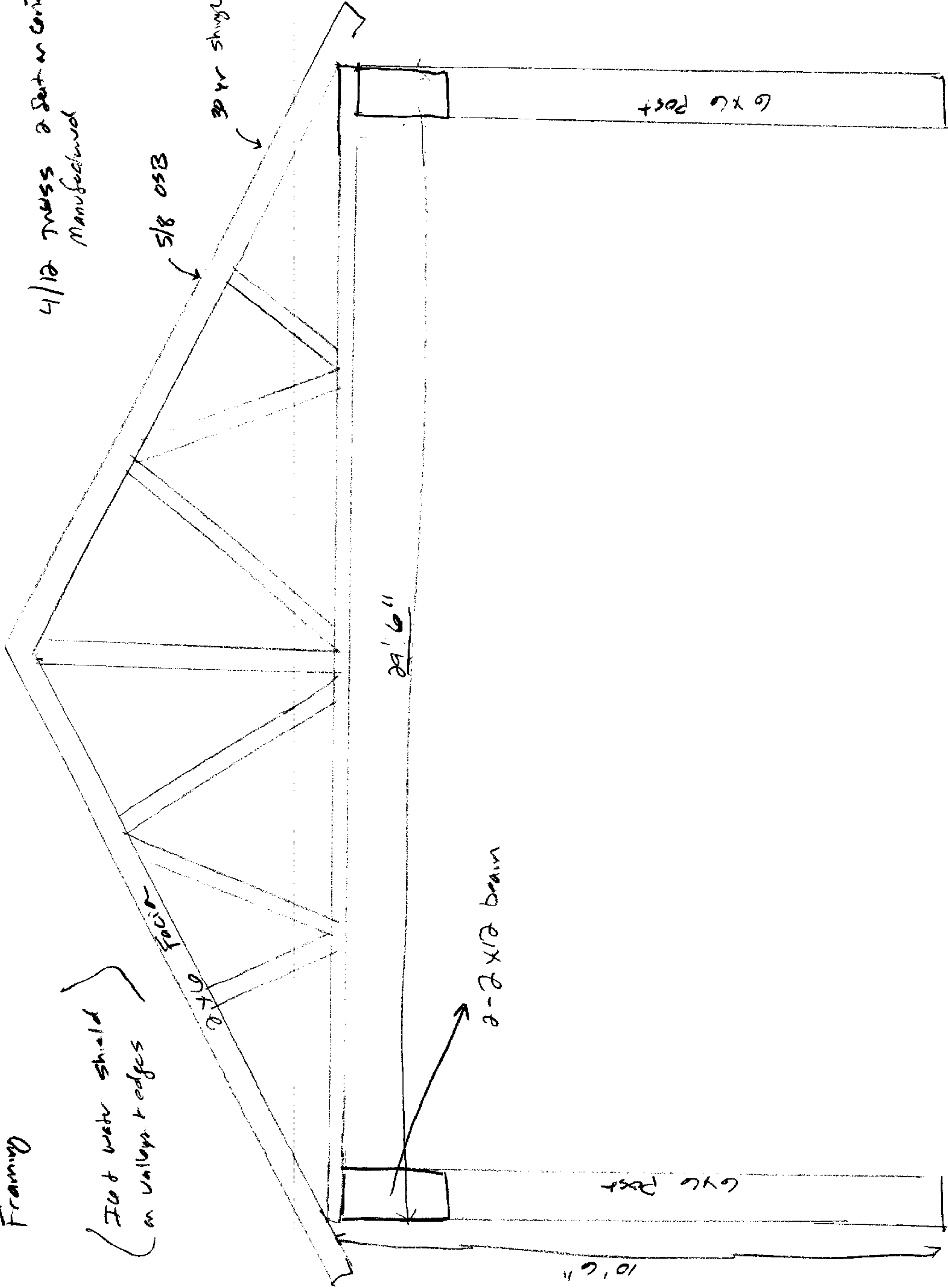
11' 6"

2-2x12 beam

6x6 Post

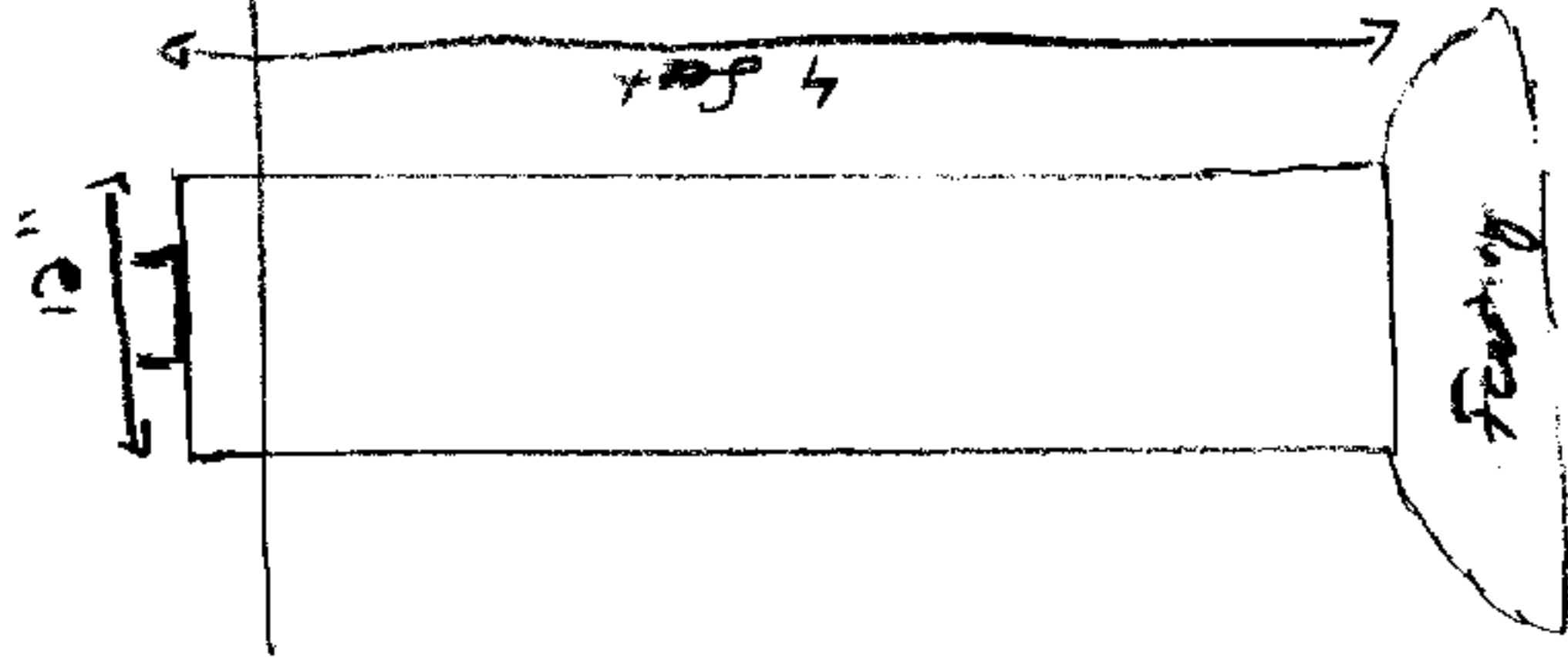
6x6 Post

10' 6"



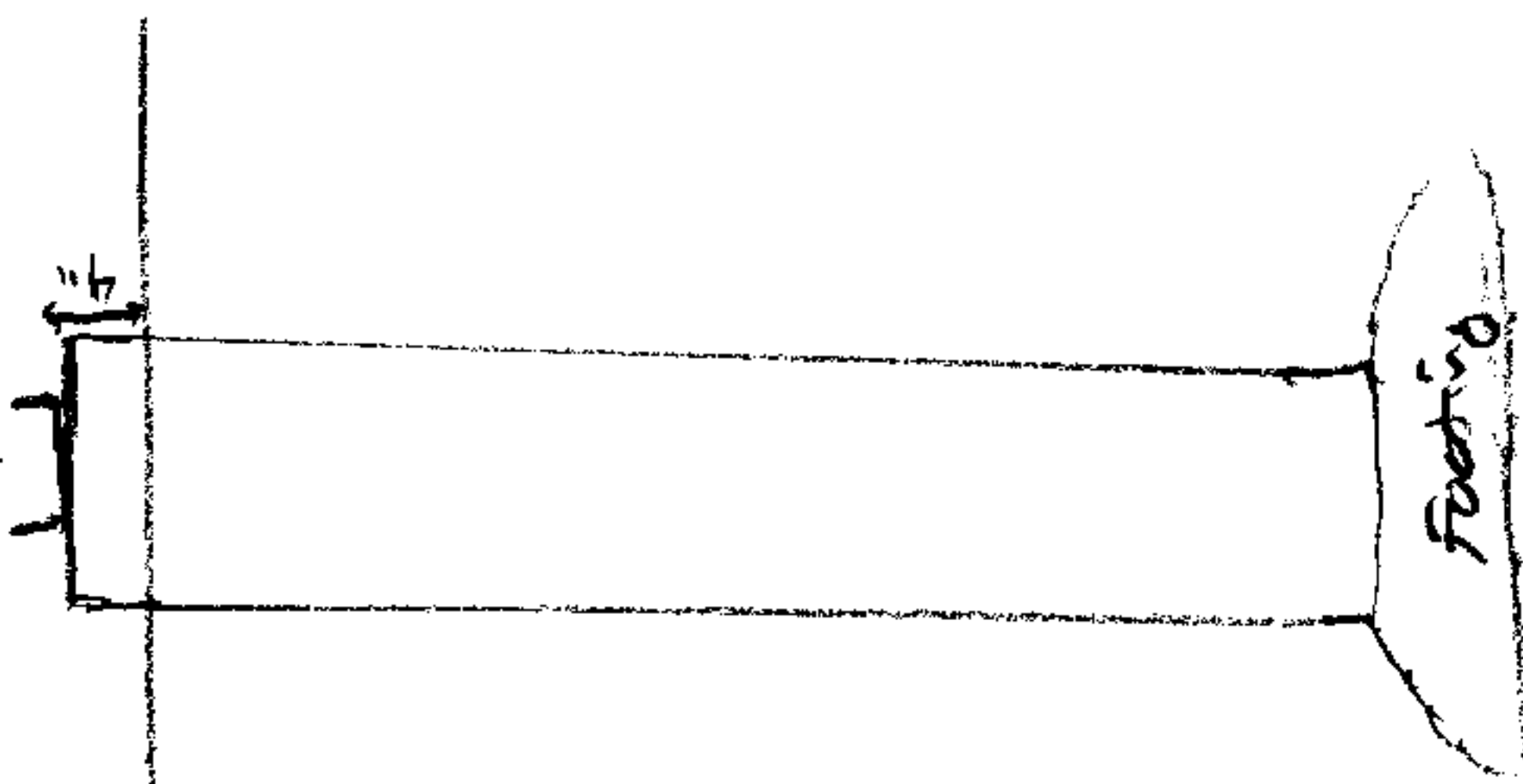
Footings

6"x6" bracket



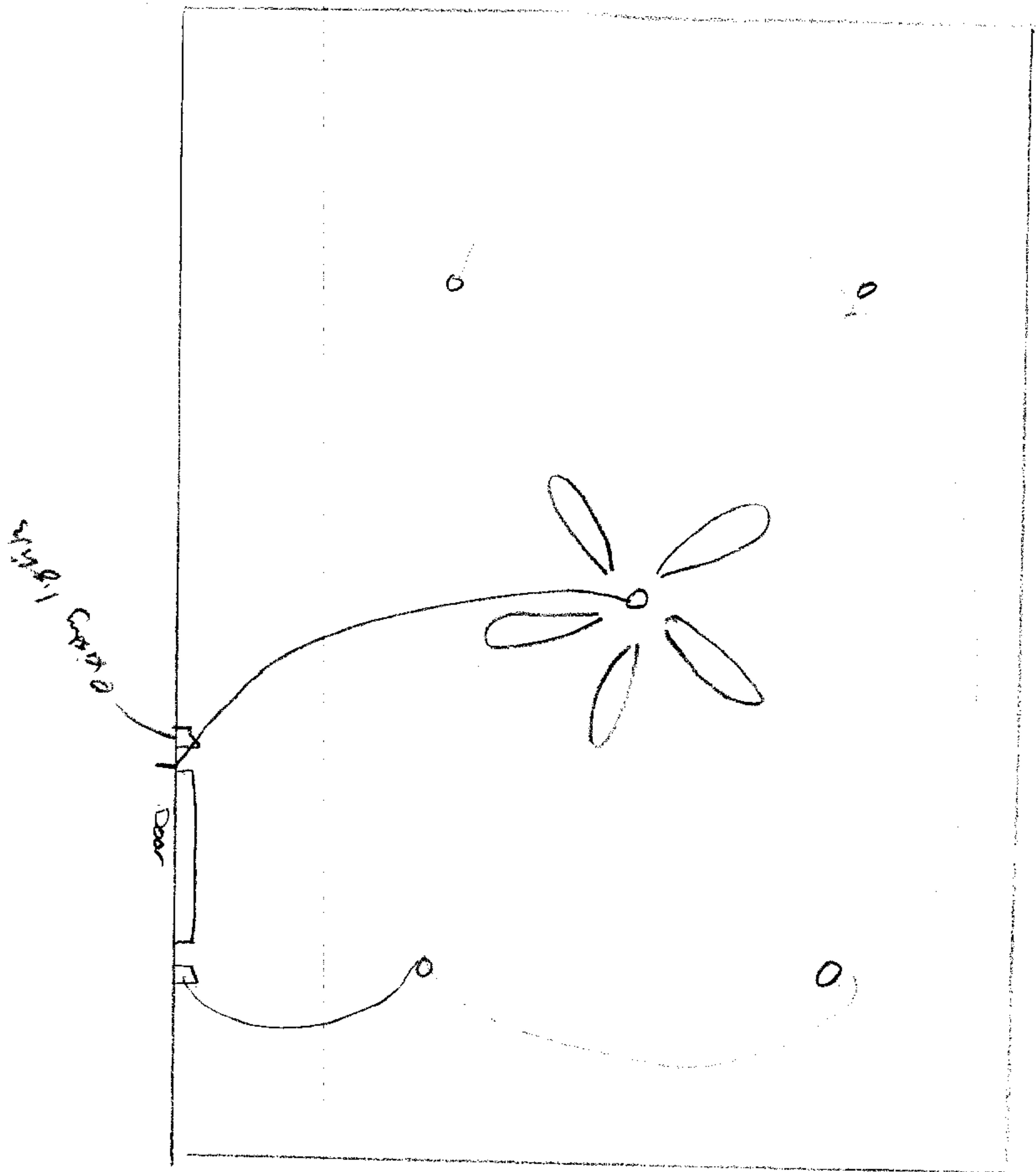
Ground level

Rebar : 4 pieces of $\frac{1}{2}$ inch rebar
in each pier with $\frac{3}{8}$ horizontal
hoops - 4 each.



Footing = tube base or big foot

N
↑



Electrical