

MINUTES OF THE PLANNING AND ZONING BOARD: The Planning and Zoning Board met on Tuesday, September 4, 2018 at 5:30 p.m. at the Beaver City Center, 30 West 300 North. The following members were present: Board Members Joe White, Nate Harris, and David Albrecht. Also present Planning and Zoning Administrator Jason Brown and Secretary Paula Fails. Joe Yardley and Lance Cox were absent and excused.

Work Session – Administrator Brown discussed with the board the density allowance in Multi Residential Zone. The board also talked about older lots in town that don't meet the minim lot size and what to allow on those lots.

PUBLIC SESSION – Chairman White welcomed everyone to the meeting at 6:05 p.m. Those in attendance were Board Members David Albrecht and Nate Harris. Also present, Max Anderson, Rowland Yardley, Scott Albrecht and Paul Davis.

Member Harris motioned to approve minutes from the August 7, 2018 meeting as presented, member Albrecht second the motion. All voted in favor of the motion.

Beaver Housing met with the Zoning board to discuss density in Residential 1 and Multi Residential Zones. Mr. Anderson talked to the board about the possibility of town homes being built inside Beaver City limits and having a denser area for town homes. He would also like Beaver city to consider the option of a town home with ownership for each unit, on any lot available for sale in Beaver. Mr. Anderson also talked to the board about developing the second part of Country Village at approximately 400 West 600 North. It would be a separate development with 2 or 3 bedroom units more like town homes with a garage. Mr. Anderson would like a letter from the city for approval to move forward, so that the housing authority can apply for tax credits. Mr. Brown will draw up a letter for Mr. Anderson so that he can apply for the tax credits.

REVIEW SUBDIVISION ORDINANCE – Mr. Brown will email the board with the changes on the subdivision ordinance, then we will review the ordinance at the next board meeting.

PUBLIC COMMENT – Paul Davis talked to the board about his Beef harvesting business that he would like to bring into Beaver, the business would employ 50 - 100 people. They would bring in equipment and be ready to start in just under 6 months. The location that he is looking at is the old water bottling plant. He is wanting to know what the board needs him to do to move forward, so that he can get approved within 30 days. The board could not comment on this matter because Mr. Davis is not on the agenda for this meeting, he will have to come back to next months meeting.

The Planning & Zoning Board had no further business at this time. Member Albrecht motioned to adjourn the meeting and member Harris second the motion. All voted in favor of the motion. The meeting adjourned at 7:00 p.m.

APPROVED – Joe White
Planning & Zoning Chairman

ATTEST – Paula Fails
Secretary