

Town of Dutch John



P. O. Box 235

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www.dutchjohn.org

**MINUTES FOR
NOTICE OF PUBLIC MEETING
Town of Dutch John
Planning and Zoning Public Meeting
Dutch John Conference Hall**

April 6, 2020 7:00 p.m.

MINUTES FOR

NOTICE OF PUBLIC MEETING AND AGENDA

CALL TO ORDER / PLEDGE OF ALLEGIANCE

ATTENDANCE: Les "Butch" Johns, Sandy Kunkel, Amy Williams, Amy McDonald, Matt Lucas, Amanda Lucas, Terri Winn, Ken Winn, Dave McDonald, Harriet Dickerson, Ron Farnsworth.

1. CONSENT AGENDA Minutes of meeting: March 2, 2020 Corrections made.

1.1 Building Permits:

1.2 Expenditures:

1.3 Correspondence: Mr. Johns reported discussions with Mr. Farnsworth and Mr. Lucas, both of whom are present. He talked with Sam Davis and Mike Berry, general discussions. Mr. Winn moved to accept Consent Agenda; Ms. Kunkel seconded. Motion passed unanimously.

2. PUBLIC COMMENT: Limited to 5 minutes per individual or group spokesperson. Ms. Kunkel read into the record a letter from Johnny Spillane, owner of Trout Creek, expressing his concerns about the way COVID-19 is being handled and setting forth his recommendations. Mr. Johns read a second letter received from Stacey Rauch at Cedar Springs Marina, also expressing her concerns and fears about the dangers surrounding this virus.

3. OLD BUSINESS

3.1 Strata Easements – Update regarding the routing of easements and location of fiber building Mr. Farnsworth presented a plat showing their proposed placement of the Fiber optics building in Dutch John. Mr. Johns reported there was a zoning issue involving the placement and gave Mr. Farnsworth a Variance application to be completed. He will forward same to other members of the Commission. Ms. Williams stated she has not been receiving emails recently. Ms. Kunkel will look into it and Mr. Johns will verify she is included in the Planning & Zoning group address. Mr. Johns discussed the proposed location of the building and details involving acquisition of the fiber optics and delivery to the school. He told Mr. Farnsworth, Strata needed to complete a Building Permit application and submit it and process can continue. The permit and fee schedule are online.

3.2 Master Road Plan – Gather information and funding to develop Master Road Plan. Mr. Johns had an old map of the Town he got off the State website which shows how the roads were when the Bureau built the Town. It is a reference to refer to when developing a master plan.

3.3 Dutch John Resort PUD. Mr. Johns sent a copy of all the documents to other members of the Commission. Mr. Davis had sent everyone a copy of his map. (Ms. Williams didn't receive them.) Mr. Johns stated everyone needed to review these and write down all the questions they have. Then look at the Ordinance. The work meeting in two weeks would be used to discuss this project. The Commission needs to make a list/response that can then be sent to Delta Plan. It can include questions and/or ideas. The group can meet and still maintain the six-foot spacing requirements.

Mr. Johns also stated the Census map is correct. Our zoning map doesn't quite line up but the Census map is correct.

4. NEW BUSINESS

4.1 Matt Lucas, Western Rivers Mr. Lucas presented information about Western Rivers desire to purchase property from the County to build a fly shop. The County felt he should present his idea to Planning & Zoning before purchase and this is what he is doing. He believes negotiations can then move forward. Mr. Johns summarized that Western Rivers was buying 17 acres and other than the fly shop they are not sure of all their future plans. He reminded them they might need a Development Plan to move forward after the initial building. Ms. Williams didn't agree or think it reasonable. Mr. Johns said he just wanted Mr. Lucas to understand this might be required in the future. Mr. Lucas did understand the process. Mr. Johns said the first step would probably be an application requesting a zone change. Mr. Lucas has form, but may not be the most current. Mr. McDonald said all three parcels could go into one commercial zone and reviewed the time element involved because of public hearings required. It was suggested Mr. Lucas make agreement with the County contingent upon receiving zone change. A short discussion followed regarding water distribution from the plant to the property, but basically being aware of the elements contained in the Ordinance should allow everything to go forward successfully. Everyone is in support of the plans and encouraged Mr. Lucas to move forward.

4.2 Discussion and possible action regarding impact of COVID on PnZ Mr. Johns felt regarding Planning & Zoning, if someone is building in the Town and has workers coming in from outside, they need to quarantine for two weeks. Ms. Williams feels like the Town of Dutch John hasn't already issued an Emergency Declaration. Ms. Kunkel explained why this hasn't been completed as yet, but it is in the process. Ms. Williams feels this is an important first step which should be taken, and it will allow small businesses to be eligible to receive federal funding. Mr. McDonald feels there could be a lot of money which the Town could possibly access and we need to be aware. Ms. Williams had information on possibly billions of federal dollars available to communities with a small population. She stressed this is an historic epidemic and the Town needs to stay fully informed.

There being no further discussion, Mr. McDonald moved to adjourn; Ms. Williams seconded. Motion passed unanimously. Meeting adjourned at 8:50 p.m.



Harriet Dickerson, Clerk