

**The Minutes of
Honeyville City Planning Commission
September 22, 2021 Regular Meeting**

Chairman Bob Kosbab called the meeting to order at 7:00 p.m.

Present were Chairman Bob Kosbab, Commission Members Ryan Adams, Kenny Funk, Codey Illum, Cherisse Kaminska and Staci Zilles-Nelson. Laura Hunsaker arrived at 7:02 p.m.

Approximately 2 members of the public were present.

Kenny Funk offered the Invocation and led the group in the Pledge of Allegiance.

CONFLICT OF INTEREST, IF ANY: None Noted

ZONING ADMINISTRATOR REPORT – CODEY ILLUM

- A. Potential Development on 3600:** The developer of this proposed subdivision would like to have a meeting where they can discuss all the issues with 3600 such as the lack of water flow, the width of the road, zoning, etc. Codey felt that the engineer needs to be a part of the meetings to address all of these issues.
- B. Complaint Process:** It was explained that when a complaint comes in expressing a violation of the code, a letter is generated and is sent on for approval from the prosecuting attorney. Once approved the letter is sent to the person in violation via certified mail and they then have 30 days to correct the violation.

ACTION ITEMS:

- A. Timmer CUP Application:** The Timmer's requested a CUP application to live in their RV while building their home at 3435 N. Salt Creek Road. They have power and water to the unit and they will be using a porta john for their restroom. According to the Timmer's their construction must be complete by April 2022.

LAURA HUNSAKER motioned to approve the Timmer CUP Application for 1 year from 09/22/2021. **KENNY FUNK** seconded the motion. **CODEY ILLUM** asked to amend the motion stating that once final occupancy to the home has been approved, they then terminate occupancy to the RV. **LAURA HUNSAKER** approved the amendment. **KENNY FUNK** seconded the amendment. **MOTION CARRIED** with Ryan Adams for, Kenny Funk for, Laura Hunsaker for, Codey Illum for, Bob Kosbab for, Cherisse Kaminska for and Staci Zilles-Nelson for.

B. Approval of Minutes 07/21/21:

CODEY ILLUM motioned to approve the minutes of 07/21/21 as presented. RYAN ADAMS seconded the motion. MOTION CARRIED with Ryan Adams for, Kenny Funk for, Laura Hunsaker for, Codey Illum for, Bob Kosbab for, Cherisse Kaminska for and Staci Zilles-Nelson for.

DISCUSSION ITEMS:

- A. Ordinances for Accessory Dwelling Units:** Codey I will email the changes that the County made to their ordinance regarding accessory dwellings for the Commission to refer to. There was also discussion regarding parking regulations. There was concern about parking on the road. The commission addressed the need to charge an impact fee for someone in an accessory dwelling because they are impacting the community. Cherisse K took issue with charging this additional fee. In further discussion the commission felt that a fee should be charged if someone is making a profit off of their accessory dwelling vs. if individuals are trying to help a family member out.

The commission will continue to review this topic and discuss it again in future meetings.

STACI ZILLES-NELSON motioned to adjourn. CODEY ILLUM seconded the motion. MOTION CARRIED with Ryan Adams for, Kenny Funk for, Laura Hunsaker for, Codey Illum for, Bob Kosbab for, Cherisse Kaminska for and Staci Zilles-Nelson for.

Meeting Adjourned at 7:35 p.m.

The foregoing minutes were taken and typed by Brittiny Chlarson.

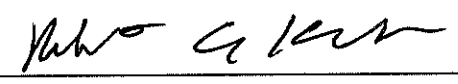
I certify these minutes to be true and accurate to the best of my knowledge.

ATTEST:

DATE APPROVED: 10/27/21




Brittiny Chlarson – Clerk/Recorder


Bob Kosbab – Chairman