

Newton Planning Commission Meeting
November 11, 2021, 7:00 P.M.
Newton Town Hall, 51 South Center, Newton UT
Minutes

Agenda

1. Opening Ceremony/Roll Call
2. Approval of October Minutes
3. Final plan Anderson subdivision, one lot into two, 485 West 300 South
4. Adjournment

1. Roll Call/Opening Ceremony – Justin Cooley

Members present: Martin Empery and Justin Cooley. Reid Smith attended electronically by Zoom.

Karla Ferguson (Recorder) Absent: Randy Christensen and Cole Richards

Others present: Doug Anderson, DeeDee Anderson, Gordon Anderson, and Jeremy Cooley,

2. Minutes for October 2021 approved.

3. Final plan Anderson subdivision, one lot into two, 485 West 300 South. – DeeDee Anderson explained that they are seeking final approval on the lot split prior to a bond agreement in order for the lots to be split for an appraisal. DeeDee Anderson said they would get a bond before requesting a building permit for the new lot. Doug Anderson explained their financing and sequence of events to take place for funding. Doug also discussed the company he is working with for the road installation and is working on getting bids for water line installation. The Andersons are planning to work with the other property owners, Terry and Sue Griffin, to bond for half of the work to be completed. Justin Cooley explained how the bond works. It was suggested to get a contract between the developers (Griffins and Andersons) on what will be developed and paid for. Doug and DeeDee Anderson discussed their financial need to split the lot before getting a bond. Martin Empery expressed concern that the lot could be sold and then it would become a problem for the buyer. It was discussed that a building permit could not be issued until the infrastructure required or a bond is in place. Reid Smith made a motion to approve the Anderson subdivision with the understanding that a bond must be received for infrastructure development before a building permit will be issued.

Justin Cooley seconds the motion. All approve. Justin Cooley asked about the standing water on the lot that was there this summer. The Andersons explained that Terry Griffin's irrigation line had a water leak and that the current line through the lots will be abandoned. Reid Smith asked if they had another secondary water share for the new lot and they said yes.

The meeting adjourned.

Minutes prepared by: _____
Karla R. Ferguson, Newton Town Clerk _____
Approval Date