



APPROVED

SPRING CITY PLANNING & ZONING MINUTES

Wednesday February 23, 2022, 6:30pm

Spring City Council Chambers, Spring City Hall, 45 South 100 East

This meeting was held in-person at the Spring City Community Center, Council Chamber, and via Zoom electronic meeting service.

Meeting Called to Order: 6:30pm

Roll Call: Craig Paulsen – Planning & Zoning Commission Chairman, George Kenzy, Brent Petersen, Gary Parnell, Joe Bennion, City Treasurer Whit Allred – minutes.

Attending: Chris Anderson – Mayor, Nancy Allred - City Council Liaison to Planning & Zoning, Courtney Syme – City Councilman, M'lissa Paulsen, David Potter, Boyd and Connie Hooley, Jane Hawkes, John Stewart, Kenneth Law, Larry Christiansen, Kris Brunty, Jason Griffith, Jennifer Thompson attended via Zoom.

Expression of Choice: Jane Hawkes - Prayer

Approval of Minutes January 26, 2021, Meeting: Small changes to the David McEwan zoning permit item and the Willow Pond Subdivision were offered and written in to the January 26 minutes. George motion to accept with the changes that were suggested. Joe 2nd. All present voted in favor.

Licenses and Permits:

- 1- Tyler and Julie Christensen Home Business License Application: 185 East 300 South, Mr. Christensen was not available to address the commission because the family is ill. They want to run a seasonal produce stand at their residence for the extra produce their garden will produce. There were two neighbor responses returned. They were both positive. George Kenzy motioned to approve the business license subject to the applicant obtaining and presenting a State Tax ID number. Brent Petersen second. All present voted in favor.
- 2- Jennifer Thompson Commercial Business License Application 15 East 200 North: M'lissa Paulsen was present to discuss the application. Jennifer is planning on renting the home out as an Airbnb when the home is not being used by family. The home has recently been renovated and will not be occupied on a full-time basis. George Kenzy motioned to approve with condition that the Spring City Fire Chief inspect the home. Joe Bennion 2nd. All present voted in favor.
- 3- Sam Schoppe Water System Discussion with Possible Approval/Denial: Mr. Schoppe was not present. Tabled

- 4- Larry Christiansen Discussion on 700 North 700 East Subdivision: This property belongs to Todd Carson. Mr. Christiansen is considering purchase. He is present to discuss the options available to him regarding subdividing the property or simply building a residence on it. He asked several questions regarding culinary water and sewer service vs septic tank and was answered to his satisfaction by the commission members. George Kenzy motioned to confirm that Carson's lot is buildable and the Christiansen's do not need to restore it to the layout when Sarah Watson's estate sold the property to Mr. Carson. Brent Petersen 2nd. All present voted in favor.
- 5- Jason Griffith County Buffer Zone Application for a Garage located at his home at 850 South Main Street (Pigeon Hollow Road) Mr. Griffith has submitted a plot plan and a Sanpete County Buffer Zone Application for approval. Craig Paulsen stated he would sign the buffer zone application.
- 6- Kris Brunty Zoning Permit for a New Home located at approximately 560 East 100 South: Mr. and Mrs. Brunty addressed the commission to explain her project. Brent Petersen motioned to approve the zoning permit. George Kenzy 2nd. All present voted in favor.

David Potter Discussion on Flyer Sent in the Spring City Newsletter: Mr. Potter was concerned that there is no clear division between needing a permit and not needing a permit.

Discussion on Proposed Changes to the Spring City Code Titles 3, 9, 10, 11: Several small changes and clarifications have been offered.

Public Comments: Public comments were heard and addressed by the commission members

Council Reports: Joe Bennion and George Kenzy both shared reports.

Joe Bennion motioned to adjourn: 7:24pm