

**Rockville Planning Commission
Regular Meeting
Rockville Community Center, Town Hall
November 8, 2022 – 6:00 pm**

1. **ROLL CALL - CALL TO ORDER:** Vice-Chair Tim Arnold called the meeting to order at 6:00 p.m. Garth Tyler, Ken Rybkiewicz, Robin Smith, Linda Brinkley, and Vice-Chair Tim Arnold were present. Commission Chair Jane Brennan was excused. Clerk Bell recorded the meeting.
2. **DECLARATION OF CONFLICT OF INTEREST WITH AN AGENDA ITEM:** Garth stated that his simple permit request was a conflict.

PUBLIC COMMENT: No public comments were made.

3. **CONSIDERATION AND POSSIBLE ACTION ON AN APPLICATION FOR A CONDITIONAL USE PERMIT TRANSFER TO NEW OWNERS OF CANYON PAWS PET BOARDING LOCATED AT 800 EAST MAIN IN ROCKVILLE:** Dash Howell was asked to come forward and Dash stated that Annie would be handling most of operations and invited her to the mike also. Dash stated that to begin, day-care for animals will be offered and eventually they would like to provide overnight pet-boarding. Recently the property has been worked on and safety has been improved. Vice-Chair Tim asked who is currently living on the property. Annie responded that no one is currently living on the property. Dash stated that once overnight boarding is available, someone will be on-site overnight. Vice-Chair Tim read item number 5 of their business plan regarding overnight boarding and asked them about 'sufficient staff watching animals at all times' and 'staff located on property 24 hours a day.' He asked about the number of staff they envision. Dash responded, no more than four, likely three. Tim asked if all three would live on-site once overnight boarding is available. Dash stated there would be only one person living there. Clerk Bell asked if they read and understood the Letter of Condition that was provided for the previous owner. They did not have any questions and confirmed they had read the Letter of Conditions. Vice-Chair Tim asked if they had read and plan to comply with the new signage requirements. Dash and Annie said yes, they had and will be in touch with the Town when the design is prepared, hopefully within a few days. Robin asked if there was a date set for opening. Dash stated they are shooting for December 1, 2022.

Vice-Chair Tim read his motion, Whereas, the application for a Conditional Use Permit Transfer to the new owners of Canyon Paws Pet Boarding located at 800 East Main Street in Rockville, submitted by Dashell Howell is complete, and they agree to adhere to the conditions as set forth by the Planning Commission on January 11, 2022 when it originally approved the modification of the Conditional Use Permit for the Doggy Dude Ranch including that the modified permit will allow for:

1. Daily, overnight, and extended boarding of dogs, cats, and other companion animals.
2. Grooming, training and rehabilitation of behavioral issues and injuries of the above animals.
3. Fostering of said animals to assist local animal rescues.
4. Horse or large animal boarding shall be limited to four.

Specific conditions are as follows:

1. Animals will be contained and controlled at all times.
2. The grounds will be kept clear of growth at all times to prevent fire hazard.
3. An adequate delivery and pick-up area will be provided.
4. Up to four employees are allowed, not including the property residents.
5. This Conditional Use Permit is subject to an annual review, or as required, as are all Conditional Use Permits.

Whereas, this permit complies with the Rockville Land Use Code and does not conflict with the Rockville General Plan, Vice-Chair Tim **MOVED** we approve this Application for Transfer of the Conditional Use Permit to the Canyon Paws Pet Boarding. Linda **SECONDED** the motion.

Vote on Motion:

**Garth Tyler: Aye
Ken Rybkiewicz: Aye
Robin Smith: Aye**

Linda Brinkley: Aye
Tim Arnold: Aye

The motion passed unanimously.

4. **APPROVAL OF THE MINUTES FOR THE AUGUST 9, 2022, WORK MEETING:** Garth **MOVED** to approve the minutes of the work meeting from August 9, 2022. Ken **SECONDED** the motion.

Vote on Motion:

Garth Tyler: Aye
Ken Rybkiewicz: Aye
Robin Smith: Aye
Linda Brinkley: Aye
Tim Arnold: Aye

The motion passed unanimously.

5. **APPROVAL OF THE MINUTES FOR THE SEPTEMBER 13, 2022, REGULAR MEETING:**
Linda **MOVED** to approve the minutes of the September 13, 2022, regular meeting.
Garth **SECONDED** the motion.

Vote on Motion:

Garth Tyler: Aye
Ken Rybkiewicz: Aye
Robin Smith: Aye
Linda Brinkley: Aye
Tim Arnold: Aye

The motion passed unanimously.

6. **APPROVAL OF THE MINUTES FOR THE SEPTEMBER 13, 2022, WORK MEETING:**
Ken **MOVED** to approve the minutes of the September 13, 2022, work meeting.
Tim **SECONDED** the motion.

Vote on Motion:

Garth Tyler: Aye
Ken Rybkiewicz: Aye
Robin Smith: Aye
Linda Brinkley: Aye
Tim Arnold: Aye

The motion passed unanimously.

7. **APPROVAL OF THE MINUTES FOR THE OCTOBER 11, 2022, WORK MEETING:**
Linda **MOVED** to approve the minutes of the October 11, 2022, work meeting.
Robin **SECONDED** the motion.

Vote on Motion:

Garth Tyler: Aye
Ken Rybkiewicz: Aye
Robin Smith: Aye
Linda Brinkley: Aye
Tim Arnold: Aye

The motion passed unanimously.

INFORMATION / DISCUSSION / NON-ACTION ITEMS

8. **TOWN OFFICE REPORT:**

- a. **APPROVAL OF A SIMPLE PERMIT FOR THE INSTALLATION OF A SOLAR SYSTEM FOR KALI MCKENZIE LOCATED AT 160 PEBBLE LANE, ROCKVILLE:** Clerk Bell reported that a Simple Permit was provided for Kali McKenzie at 160 Pebble Lane.

b. **APPROVAL OF A SIMPLE PERMIT FOR THE INSTALLATION OF A SOLAR SYSTEM FOR GARTH & HEATHER TYLER AT 244 WEST MAIN, ROCKVILLE:** Clerk Bell reported that a Simple Permit was provided for Garth and Heather Tyler at 244 West Main Street.

c. **APPROVAL OF A SIMPLE PERMIT FOR THE INSTALLATION OF A SOLAR SYSTEM FOR SANDRA HOLT AT 57 WEST MAIN, ROCKVILLE:** Clerk Bell reported that a Simple Permit was provided for Sandra Holt at 57 West Main Street.

9. **PLANNING COMMISSION ADMINISTRATIVE BUSINESS**

a. **NEXT PLANNING COMMISSION MEETING WILL BE DECEMBER 13, 2022:**
Vice-Chair Tim Arnold asked if all Commissioners are able to attend. All Commissioners said they believed that they would be in attendance.

Clerk Bell mentioned that a Land Use Training is scheduled November 16 from 5-8 p.m. in St. George. It's a free training and all are welcome to register and attend.

Clerk Bell reminded all that the Christmas Party is December 9, 2022, at 6:30 p.m. This will be the first gathering following all of the renovations and improvements to the building and that everyone can invite friends and neighbors to enjoy the gathering and see the upgrades as well.

10. **ADJOURN:** Vice-Chair Arnold **MOVED** to adjourn the meeting. Garth **SECONDED** the meeting.

Vote on Motion:

Garth Tyler: Aye
Ken Rybkiewicz: Aye
Robin Smith: Aye
Linda Brinkley: Aye
Tim Arnold: Aye

The motion passed unanimously. The meeting adjourned at 6:19 p.m.

Minutes Prepared by
Pearl Meadows
Town of Rockville

APPROVED



Planning Commission Chair / Vice Chair

The foregoing minutes were posted in the cabinet of the Rockville Town Office by
Lock S Bell on December 14, 2022, at approximately
10:30 AM and on the Utah Public Network and Rockville websites.
Lock S Bell



Rockville Planning Commission

Regular Meeting

October 8, 2022 6:00 p.m.

Rockville Community Center

43 E. Main Rockville, UT 84763

PLEASE SIGN YOUR NAME AND PLACE OF RESIDENCE FOR THE RECORD

NAME _____

ADDRESS

DASHIELL HOWELL

2701 W 310 N Hurricane, Ut.

Annelaure Howell

150 N 3050 E, SA. George

M. Fowler - Octon

Rockville