

**CITY OF SHELLEY
PLANNING AND ZONING MEETING
MINUTES**

April 19, 2016

PRESENT: P&Z Chairman: Leif Watson
P&Z Members: Kathy Curnutt, Larry Bateman and Eric Scarr
Dep. City Clerk: Beth Williams

The meeting was called to order at 7:31 pm.

Lynette Morin, 223 W. Center St., submitted an application for a Variance. She wanted to enclose her existing carport into a garage. The Building Inspector, Doug Keele, said she would need a Variance because she did not have engineering plans for it. Lynette submitted a petition from all the neighbors except the School District and the City of Shelley. Doug advised two conditions: first, that the City of Shelley would not be liable if something were to happen due to no engineering plans to follow; and second, that the post needed to be tied down. Lynette's builder said he had talked to Doug and he understood what needed to be done. Eric moved to grant the Variance with the two conditions that Doug advised; the City of Shelley would not be liable if something were to happen due to no engineering plans to follow; and that the post needed to be tied down. Kathy seconded it and it was approved unanimously; one absent.

The Public Hearing for adding the ordinance Title 10, R2-A, for allowing three to eight twin homes on a lot opened at 7:40 pm. Beth said that Kevin Murray was not presenting this; the City of Shelley was. The Board had seen the draft of the Ordinance and also viewed two pictures of existing homes that fit the ordinance proposed. There was no testimony opposed to it, none non-committed, and staff presentation was from Beth. She explained that the City of Shelley had no ordinance to cover the type of housing that was described and the addition would fix that.

Testimony for the ordinance was given by Kevin Murray. He talked about the different needs for this type of zone.

Larry made a motion to recommend to the City Council to adopt the ordinance for Title 10 creating zoning R2-A with two conditions. The first is that each home would have a driveway wide enough to park two cars side-by-side out of the garage to alleviate street parking. The second is that there be provided access either through the garage or around the side of the dwelling into the back of each home. Kathy seconded the motion with the two conditions. Larry voted yes; it was good to have the stipulations, however. Leif voted yes, the city needed an ordinance for that type of zone. Eric voted yes; he wanted to see the community grow. Kathy voted yes; with individual ownership they would

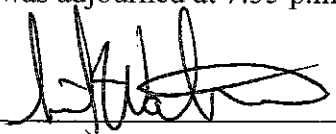
each pay taxes to the city. The vote was a unanimous approval; 1 absent. The public Hearing closed at 8:20 pm.

Kathy moved to approve the minutes for March 15, 2016, as written. Larry seconded the motion. The vote approved them unanimously; 1 absent.

Kathy moved to approve the minutes for March 15, 2016, as written; and Larry seconded it. The motion passed unanimously; one absent.

Kathy Curnutt submitted her resignation effective immediately. The Board discussed people who might be willing to replace her.

The meeting was adjourned at 7:35 p.m.

APPROVE:  _____

ATTEST:  _____