

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

April 18, 2017

PRESENT: Acting P&Z Chairman: Eric Scarr
P & Z Members: Leif Watson, Clayton Ward, Larry Batman, Brent Timm,
Bryon Moore
Dep. City Clerk: Jasmine Marroquin

The meeting was called to order at 7:35 pm.

Called hearing for the Rezone for Brent Christensen next to Sunset Vista Subdivision.

Larry motioned the calling for the hearing. Brent second unanimous yes.

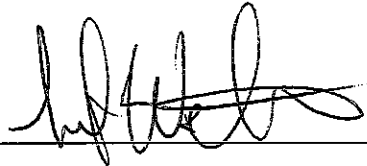
Approval of the minutes for April 18, 2017

Leif motioned approval of the minutes as written. Eric second unanimous yes.

P&Z was asked to review recommendation for Title 10 R1A and R2A please see attached.

The meeting was adjourned at 7:49 p.m.

APPROVE: _____



ATTEST: _____



Rock Crushing	S	N	N	N	N	N	N	N	P
Salvage Yard	N	N	N	N	N	N	N	S	P
Tannery	N	N	N	N	N	N	N	N	S
Warehousing	N	N	N	N	N	N	N	S	P
PUBLIC:									
Cemetery	S	S	N	N	N	N	N	N	N
Church	P	P	P	P	P	P	P	S	N
Recreation Facility	S	S	S	S	S	S	S	N	N
Sanitary Land Fill	S	N	N	N	N	N	N	N	S
School, Public	P	P	P	P	P	P	S	N	N
Waste Treatment Plant	S	S	N	N	N	N	N	S	P
Utility Facility	S	S	N	N	N	N	N	P	P

R1/A R2/A
N N
N N
N N
N N

N N
S S
S S
N N
SS
NN
NN

(5) use groups: Agricultural, Residential, Commercial, Industrial and Public.

To determine in which district a specific use is allowed:

- (A) Find the use in one of the groups;
- (B) Read across the chart until a "P", "S", "N" or a "*" appears in one of the columns; and
- (C) If "P" appears, the use is an allowed use upon issuance of a permit; if "S" appears, the use is allowed upon the issuance of a special use permit; if "N" appears, the use is not allowed; if "*" appears, the development is allowed provided such development is directly related to the primary use of the district and/or consistent with 15.0 (Planned Unit Developments) and 16.0 (Subdivision Regulations and Procedures) of this Ordinance.

The Administrator shall interpret the appropriate district for land uses not specifically listed on the Official Schedule of District Regulations by determining the district in which similar uses are permitted. When several combined land uses exist, or are proposed, the most intensive land use shall be considered as the primary activity.

NOTE: Permits are not required for general, non-structural agricultural uses.

10-7-3: OFFICIAL SCHEDULE OF DISTRICT REGULATIONS:

LAND USES	DISTRICTS									
	A	R/A	R1	R2	RM	RO	CB	HC	M	
GENERAL:										
Planned Unit Development		*	*	*	N	N	N	N	*	*
Subdivision Development		*	*	*	N	N	N	N	*	*
AGRICULTURE:										
Agriculture, General		P	P	P	S	N	N	N	P	P
Dairy Operation		P	S	N	N	N	N	N	N	S
Feedlot		P	S	N	N	N	N	N	N	S
LAND USES	DISTRICTS									
	A	R/A	R1	R2	RM	RO	CB	HC	M	

R/A R/A

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** * **

S S

N N

N N