

Mendon Planning and Zoning Committee Meeting
April 13, 2016
Mendon Station – 95 N Main
Administrative Meeting began after the Public Meeting
Public Meeting began at 7:30 p.m.

In Attendance: Duane Miles

Chairman: Jay Apedaile

Co-Chairman:

Commissioners: Dave Willie, John McKell, Joni Endicott, Nancy Tolman

Excused: Jeremy Martin

Secretary: Jill Pack

Mayor: Ed Buist

Public Works:

City Council: Bob Jepson

Administrative Meeting:

Business License – Duane Miles (Top Job) came back for approval for a business license. He brought in proof of property ownership. The commission approved the application.

Public Business:

Jay Apedaile called the meeting to order at 7:35 p.m. Jay Apedaile led the Pledge and Joni Endicott offered the prayer.

The February and March minutes were approved.

Q&A - Jay Nielson – Property Development – He wasn't here.

ADU/CU Clarification of Ordinance – The policy for Accessory Dwelling Units has been if complaints come in then it is addressed but otherwise no need to be renewed. However, they expired every two years. Business conditional use permits are looked at every two years. Mayor Buist & Councilman Bob Jepson wonder if it would be beneficial to review all Conditional Use Permits every two years to see if anything has changed. No new fee just a review. There was discussion on whether to have them come in person or to have them write a letter. It was determined that it would be good to check with all Conditional Use Permit holders (ADUs and businesses) to make sure the intended use is still the same. John McKell made a motion to check on the conditional use permits every two years to verify everything is still the same. The permit holders must either submit a letter or attend a P&Z meeting when their CUP has expired in order to renew it. There will be no new fee. Nancy Tolman seconded. The motion passed.

Lot Split Policy Recommendations/Minor & Major Subdivision -

Dave Willie is going to look into this and report back to the commission. Loop holes need to be closed.

Mayor Buist encouraged the commission to study up on the water conservancy district. It will be on the ballot this fall. It will be discussed tomorrow at City Council and a resolution will be presented and voted on.

Co-Chair Suggestion. Mayor Buist would like someone that is on the committee right now to serve in this position. Bob Jepson agrees. Nancy made a motion to have Joni Endicott serve as the Co-Chair. Jay Apedaile seconded the motion. The motion passed. Joni Endicott is now the Planning & Zoning Committee Co-Chair.

Short Term Rental Recommendations –

Joni Endicott is going to look into this. Current Utah code says 30 days at time.

Dave Willie made a motion to adjourn the meeting. Joni Endicott seconded the motion. The meeting was adjourned at 8:07 p.m.