

MINUTES OF THE HELPER CITY PLANNING AND ZONING COMMISSION
Wednesday June 16, 2010
7:00 p.m.
Helper Auditorium
19 South Main
Helper, Utah 84526

ATTENDANCE:

Chairman Tom Paluso (absent excused)

Vice Chairman Karen Uncles

Board Members:

Jeanie Boyack

Grant Howell

Al Trujillo (absent excused)

Council Member Liaison:

Chris Pugliese (absent excused)

City Staff:

Deputy Recorder: Joan Burgess

Citizens: Michael Bryant, Denise Chavez

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance led by Vice Chairman Karen Uncles.

The regular meeting of the Helper City Planning and Zoning Commission was called to order by Vice Chairman Karen Uncles at 7:00 p.m.

APPROVAL OF MINUTES MAY 19, 2010 AND JUNE 2, 2010

Board Member Boyack moved to approve the minutes of May 19 and June 2, 2010. Board Member Howell seconded the motion. Motion Carried. Board Member Boyack, Uncles and Howell voting yes.

PUBLIC HEARING ON REVISED ZONING ORDINANCES AND ZONING MAP OF THE HELPER CITY DEVELOPMENT CODE.

Commission Member Boyack moved to open the public hearing at 7:04. Commission Member Howell seconded the motion. Motion Carried. Boyack, Uncles and Howell voting yes.

Michael Bryant from Southeastern Utah Association of Local Governments presented a review of the proposed new Zoning Ordinances and Zoning Map. Mr. Bryant also included the error on the Zoning Map that would be changed in the CC1 Zone. It will also be noted in the ordinance that Tom Paluso was appointed Zoning Administrator.

There being no public comment Commission Member Boyack moved to close the public hearing at 7:26 Commission Member Howell seconded the motion. Motion Carried. Boyack, Uncles and Howell voting yes.

Commission Member Howell moved to make a positive recommendation as presented to City Council to approve the Ordinances and Zoning Map with the recommended Zoning map corrections. Commission Member Boyack seconded the motion. Motion Carried. Boyack, Uncles and Howell voting yes.

DENISE CHAVEZ BUILDING PERMIT APPLICATION FOR NEW HOME AT 108 IVY STREET.

Vice Chairman Uncles stated that the property is zoned R2-5000. Denise Chavez was present at meeting and she had a concern about her property because of the zero lot line and she wanted the commission to know that there was a property dispute and it has been cleared. Denise Chavez stated she has more property now and the plot map shows and explained how her property line goes now.

Board Member Howell moved to approved building permit application for Denise Chavez at 108 Ivy Street. Board Member Boyack seconded the motion. Motion Carried. Board Member Boyack, Uncles and Howell voting yes.

CHRIS PUGLIESE SPECIAL MEETING DISCUSSION ON APPOINTMENT OF TOM PALUSO/ZONING ADMINISTRATOR.

Chris Pugliese was not present at meeting. Deputy Recorder told Commission that the City Council appointed Tom Paluso as Zoning Administrator and he would be able to review applications as they were applied for. Tom Paluso will be paid \$35.00 for each review unless there is a question on application and then it will go to Planning and Zoning for approval or discussion.

COMMISSION/PUBLIC COMMENTS:

No public comment.

ADJOURNMENT:

There being no further business Board Member Boyack moved to adjourn the meeting. Board Member Howell seconded the motion. Motion carried. Board Member Boyack, Uncles and Howell voting yes. Meeting adjourned.

I here by certify that the foregoing represents a true, accurate and complete record of the Helper City Planning and Zoning Commission meeting held on Wednesday, June 19, 2010.

Karen Uncles
Vice Chairman

Joan Burgess
Deputy Recorder

Approved on July 21, 2010

