

MINUTES

Planning Commission Meeting

March 1, 2023

7:00 P.M.

Meeting was called to order by Chairman Alan Paystrup
at 7:00 P.M. A Quorum was present

Those in Attendance:

Planning Commission Chairman: Alan Paystrup
Commissioners: Barbara Anderson, Christine Carrigan
Acting Secretary: Justin Thomas

Others in Attendance: Jill Wankier, Carol Bennett

1. Opening Business:

Welcome by Alan Paystrup
Prayer by Alan Paystrup
Pledge of Allegiance by Barbara Anderson

2. Action Items:

Approval of past Minutes:

February 1, 2023, Regular Planning Meeting

Motion to approve by Barbara Anderson, 2nd by Christine Carrigan. All in favor. Minutes approved.

Permits for Review: Kitchen Remodel – James and Jill Wankier

Commissioners reviewed the plans for a home remodel.

Motion to recommend approval for the Town Council made by Barbara Anderson. 2nd by Christine Carrigan. All in favor. Motion approved.

3. Reports:

Office issued permits: Good2Go Store – Reroof permit

4. Discussion Items:

Questions from Jones Trailer Park – Bronsin Haueter presented questions to the town officials via email regarding possible updates to the trailer park on the west side of town.

The owner Jeff Jones would like to know if the RV spaces could be changed into trailer home spaces. Alan Paystrup said it may be possible because currently the RV spaces are not allowed to be used due to not being divided off from the trailer home section of the property. Commissioner Carrigan said the current septic system may not be able to handle additional dwellings on the property and that would need to be investigated. Is the .42-acre west lot in the city or county? Commissioners were unsure whether the property had ever been annexed. Alan Paystrup said that to his knowledge it was still county property. If a nice solid fence were installed around the park, could the fence be 6 feet in height? Without looking the plans for a fence, it would be hard to say for sure but most of the fence would likely be allowed to be 6 feet high.

Can the electric meters be billed to each mobile home separately? There are separate reading meters at each trailer but the town only bills for usage for a master meter. The Utilities Manager would need to give his input on this matter.

Is natural gas available in this park? Yes, but the Utilities Manager would need to answer this for more details.

Is irrigation water available in this park? Alan Paystrup said that currently that it would not be available.

Alan Paystrup noted that the trailer park has occasionally been a subject of contention among some residents of Levan but that it did provide more affordable housing which is important.

Commissioners agreed that this would be a good opportunity to get the park cleaned up a bit and brought up to all occupancy codes. These questions would be forwarded to the Town Council.

5. Adjourn:

Christine Carrigan made the motion to adjourn. Barbara Anderson seconded the motion. All agreed.

Meeting adjourned at 7:27 pm

Christine Carrigan, Town Clerk

