

PLANNING & ZONING COMMISSION MEETING
SEPTEMBER 30, 1998

PRESENT

Pauline Warner	Chairperson
Gayle Bunker	Commission Member
Garry Christensen	Commission Member
Phil Sabey	Commission Member

ABSENT

Russell Jones	Commission Member
Dan Sperry	Commission Member
Neil Forster	Zoning Officer

ALSO PRESENT

Karen Johnson	Secretary
George Van de Vanter	City Resident
Mike Van de Vanter	City Resident

Chairperson Pauline Warner called the meeting to order at 7:30 p.m. Chairman Warner stated that notice of the meeting time, place, and agenda was posted at the City Building, located at 76 North 200 West, and was mailed to the Millard County Chronicle/Progress, P.O. Box 249, Delta, UT 84264, to KNAK Radio, P.O. Box 636, Delta, UT 84624, and to each member of the Planning & Zoning Commission, postage prepaid, at least two days prior to the meeting.

MINUTES

The proposed minutes of a Planning & Zoning Commission Meeting held August 12, 1998 were presented for consideration and approval. Commission Member Gayle Bunker requested that a correction be made to Page 2, Paragraph 2. The correction, beginning at sentence 2, would read as follows: "Commission Member Gayle Bunker advised the Morris family that approval of the subdivision would require, at the minimum, signing an Offsite Improvement Agreement to guaranty participation in any future improvements such as curb, gutter, and sidewalk. If this single lot subdivision is approved, Delta City's policy requires the construction of curb, gutter, sidewalk and other off site improvements, unless the Planning & Zoning Commission and the City Council were to waive any of the requirements to be constructed at this time.

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Following discussion, Commission Member Gayle Bunker MOVED to approve the minutes of the Planning & Zoning Commission Meeting held August 12, 1998, as corrected. The motion was SECONDED by Commission Member Garry Christensen. Chairman Warner asked if there were any comments or questions regarding the motion. There being none, she called for a vote. The motion passed unanimously.

GEORGE E. AND MIKE D. VAN DE VANTER: CONDITIONAL USE PERMIT TO SET MANUFACTURED HOME ON PROPERTY LOCATED AT APPROXIMATELY 300 EAST 50 NORTH

Mike Van de Vanter approached the Commission. He stated that he and his father would like to set a modular home on their Deltan Inn motel property to be used as living quarters for the motel. With no living quarters at the motel, either George or Mike are required to leave home anytime after midnight that someone wants to obtain lodging at the motel. The proposed dwelling is approximately 1,836 square feet and would be facing 300 East Street, with sidewalk and driveway access from 300 East. They would set up a camera system so that the office could be monitored from the residence, and install a buzzer on the office door which would ring in the residence. The residence would be approximately 22 feet from the west end of the motel.

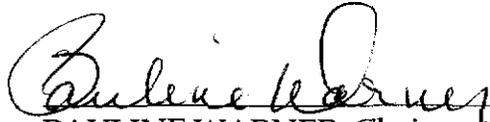
Following discussion, Commission Member Gayle Bunker MOVED to approve the Conditional Use Permit for George Van de Vanter and Mike Van de Vanter to place a modular home, to be used as living quarters for the Deltan Inn, on property located at approximately 300 East 50 North, with the condition that the home property not be separated from the motel property and that the home and motel property remain under single ownership. The motion was SECONDED by Commission Member Garry Christensen. Chairman Warner asked if there were any comments or questions regarding the motion. There being none, she called for a vote. The motion passed unanimously.

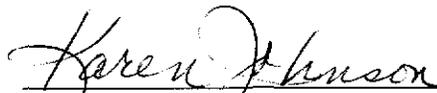
There being no other items on the agenda, Commission Member Gayle Bunker MOVED to adjourn the meeting. The motion was SECONDED by Commission Member Phil Sabey. Chairman Warner asked if there were any comments or questions regarding the motion. There being none, she called for a vote. The motion passed unanimously.

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Chairman Warner declared the meeting adjourned at 8:10 p.m.


PAULINE WARNER, Chairman


Karen Johnson, Secretary

MINUTES APPROVED: P&Z 01-13-99