

**MINUTES OF THE HUNTSVILLE TOWN
PLANNING COMMISSION**

MEETING DATE: July 29th, 2010
PLACE: Huntsville Town Hall, 7309 E. 200 S.
TIME: 6:00 P.M.

Commissioners: Ron Gault Rex Harris Jeff Holt

Excused: Sandy Hunter Suzanne Ferre’

Citizens: Jim Truett

Ron Gault called the meeting to order, there is a quorum present.

Housing Addresses:

Ron turned the time over to Diane Nelson, the town’s building permit official, to discuss issues relative to home addresses. There are some address inconsistencies that are making things difficult for utilities, mailing, and emergency services. Diane presented a form that Ogden City uses for their addressing and address changes. Diane mentioned that there is addressing problems on 450 N. Bill Wangsgards address is correct, but Jack Cox and Preston Cox’s addresses will need to be changed. Ron stated that this will be a problem for the two families that will have to change their mailing address; they won’t like it. If Diane changes their addresses then the property owners will have to change their address for all of their mail, property, etc. Diane has an official letter that the property owner can mail out to utilities, fire departments, etc. Diane has also gotten a call from Nate Zeleznick, he is having problems getting mail delivered to his home. The post office has a different mailing address than he has on his house. Diane said she will go to the county and ask them for a GSI grid of the town that could help out with providing the correct house numbers.

Ron asked if Diane is aware of any other address issues. Vicki Manful has also requested an address change. **Ron made a motion that he will draft an amendment to the Title 15 ordinance that will identify the town building official as the person who directs, changes, or assigns building and home addresses.** Rex seconded. All votes aye. Motion passed.

Diane requested putting an item in the town newsletter, asking each home homeowner to put house numbers on their homes so they are visible for emergency personnel. Ron stated that he would email something to Wendy McKay to put in the town newsletter in regards to house numbers.

Commission updates:

Ron reported that he received a call from Pam Hauck, Dorothy Felts daughter. It appears that she is making plans to move into Dorothy’s home located at 7700 E. and 500 S. She would like to build a garage on the property. Pam had heard that she could not access her lot from the street. Ron said there is no ordinance relative to this.

Mayor Truett handed Ron a grant opportunity for the acquisition of property. He mentioned that he has had some discussion with a couple from San Diego; they bought a home here in town, about possibilities for the old school property. They suggested building a big barn on the property and have seating for a small-scale performing arts center, where people could perform while dinner is served and then everything shuts down at 10:00. They suggesting using the recreational element of the valley, but make it a quaint and low-key venue. They could also display local artists' wares and include pathways with birdhouses, maybe even do weddings there. Jeff mentioned that he thought they had investors lined up already. Drew Wilson, from the school board, is putting pressure on the town to move on the property, they apparently have had an offer on a piece of the property. If the town could just purchase one or two parcels, then the school board would probably settle down and give the town more time to apply for grants or come up with other avenues for getting money to purchase the rest of the lots. The school board wants to get two appraisals on the school property, and then they will average out the value of the property before any sell is made.

Jeff stated that he thinks something has happened with the school property, because in the past the school board said they weren't in any hurry to sell the property and they were just going to sit on it until the market swung back up, but now they seem to be in a hurry to sell it. Mayor Truett commented that this proposal is appealing, and would be an asset to the town. Ron remembered that the library has shown interest in the town sheds, for additional library parking. Ron asked what if the library bought one of the lots and made a nice parking area out of it? Jeff suggested even having more ball fields on this block of property as well; it is big enough to have multi-uses. The school district is willing to sell the property for cash; it doesn't need to be a land swap. The Mayor stated that Gage Froerer gave a ballpark figure on the property at \$350,000. There are six building lots on that block.

Mayor Truett remarked that the Patton's would be coming to the next TC meeting August 19th to present a power point on their proposal; it will show a high use of a low impact venue. It would be an attractive addition to the town. Jeff commented that it would be great if the town was willing to work with the investors and coordinate what gets developed on this block. The school board will want to see the town working with a developer with a specific use in mind, with a specific mix of uses for the general public, that's the partnership they want to see and will be more willing to work with the town.

Mayor Truett asked Ron if he would be willing to work on this grant application. Ron asked if the 50/50 grant would require the town having half the money. Jeff replied that matching funds can be money or work-in-kind, meaning the town citizens donate time, tractors, trucks, etc.

The next PC meeting will be held as a joint meeting with the TC on August 19th at 6:00 p.m.

Ron made a motion to adjourn. Rex seconded. All votes aye.

Meeting adjourned at 6:50 P.M.

Gail Ahlstrom, Clerk/Recorder

Ron Gault, Chairman

