



**5 PLANNING COMMISSION MEETING MINUTES**  
**WEDNESDAY, JANUARY 11, 2023**  
**HELD VIA ZOOM & IN PERSON AT CITY HALL**

**Planning Commission Members Present:** Richard Siler, Joe Mann, Dale Robbins, DG Garcia, Tim Olsen, and Paul Brown

**Adjunct Member(s) Present:** Jim Baumker and Kimball Bighorse

**Staff Present:** Lisa Key, Amy Mullerleile & Kathy Cummings

**Call to Order:** Meeting was called to order at 4:00 p.m.

**Roll Call:** A quorum of members was present.

**Absences:** None

**Review of Agenda & Approval of Minutes:**

Commissioner Brown moved that the December 14th minutes be approved, seconded by Commissioner Robbins. The motion carried unanimously.

**Review & Approval of 2023 Planning Commission Meeting Schedule:**

Commissioner Siler asked for correction to June's meeting date from June 7, 2023 to June 14, 2023. Commissioner Baumker motioned to approve the corrected meeting schedule and Commissioner Brown, seconded the motion.

**Election of Planning Commission Chair & Vice Chair for 2023 – 2024:**

Commissioner Brown had nominated Commissioner Siler to remain as Chair and Commissioner Baumker had seconded the motion. Commissioner Siler had nominated Commissioner Mann as Vice Chair and this was seconded by Commissioner Brown. The nominations were unopposed.

Commissioner Siler moved to allow for public comments prior to starting the workshops. This was seconded by Commissioner Robbins.

**Public Comment:**

Charles Jencks, a resident of the city since 2015, spoke of his concern with a neighboring parcel owner taking access off an easement versus the frontage street in Legacy Ridge. He recommended that the city require and maintain record of the legal access easement. Director Lisa Key explained the difference between private road access and public road access.

Also, a complimentary letter to the Planning Commission from City Council member, Tom Sahlberg, had been received and read.

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## **Workshops:**

### RV & Mini Storage as a Limited Use in C-2 (Freeway Commercial) Zone

Director Key opened with discussion on concerns to be mitigated such as maintenance, aesthetics and environmental concerns. Topics of concern were with Outdoor Storage, Secure Access Control, Fencing and Visual Barrier at these facilities. Further discussion involved how proposed limited use standards could be developed to mitigate these concerns. An additional workshop was recommended.

Commissioner Bighorse left at 5:28 p.m.

## **Public Comment:**

Del Stratton, with Clearwater Summit Group, shared the positive points of the company's current mini storage facilities design. He had also discussed how a minimum property size of 7 acres for a storage facility would be more beneficial and accommodating due to the possible type of sight obscuring barrier required, iron gate fencing versus solid wall, landscaping, sidewalk, etc.

### Special Event Permits

Director Key gave discussion on Community Event permits and how the definitions of each type need to be reviewed. Senior Planner, Amy Mullerleile, added how the permitting process could be more coordinated and simplified for both the applicant and staff. It was agreed that a future workshop would be beneficial.

## **Secretary's Report:**

Director Key advised that Commissioner Stephen Ramirez has resigned his position on Planning Commission due to other obligations. We will be seeking applicants for his position.

Director Key will be sending the commissioners links to the codified codes but also let everyone know that these links are also available on the city's website. She had also mentioned, with regard to the website, cleanup has begun.

Next month's Planning Commission meeting to include a short workshop on Limited Use Storage Facilities and a workshop on Building Height. All agreed for the additional workshops.

## **Planning Commissioner Reports:**

No reports were given.

## **Citizens Comments:**

No additional comments were provided at this time.

## **Adjournment:**

Commissioner Brown moved to adjourn the meeting, seconded by Commissioner Mann which carried unanimously. The meeting adjourned at 5:56 p.m.

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