

MINUTES
 VONORE MUNICIPAL/REGIONAL PLANNING COMMISSION
 VONORE CITY HALL
 TUESDAY, FEBRUARY 4, 2014
 7:00 PM

Members Present	Members Absent	Others Present
Allen Cansler	Michael Garren	Greg Altum, Press
Larry Summey, Mayor	Jennifer Wiggins	Laura Smith, Planner
Harold Davis	vacancy	Richard Lane
Steve Baker		Robert Moore

CALL TO ORDER

Chairman, Allen Cansler called the meeting to order at 7:00 p.m. and role was called. Mayor Larry Summey moved to approve the agenda and the minutes of the January 17, 2014 meeting which was seconded by Steve Baker and approved unanimously.

SUBDIVISION PLAT, CAROLYN MCKINLEY, 129 LOVIN FARM ROAD, TAX MAP 19, PARCEL 058.02

Richard Lane was present to represent the property owner. There was a review of the previous month's minutes which were read by Planner, Laura Smith.

“Although applicant was not present, the planning commission reviewed the subdivision plat of the Carolyn McKinley property, 129 Lovin Farm Road. Ms. McKinley owns approximately 2.24 acres with two existing mobile homes and a garage. Ms. McKinley proposes subdividing the property so that “Lot 3” would be approximately 1.27 acres with an existing mobile home and garage and “Lot 3a” would be approximately .96 acres with an existing mobile home. Planner, Laura Smith stated that it appeared that the roads within the subdivision were all private and not maintained by the county. The plat lacked the following items: location of public utility connections and certificate signatures, building setbacks, verification of existing septic permits or certificate signature that the properties have access to public sewer, verification that the properties have access to existing public water system, certificate from E911 that properties have been addressed, surveyor’s certificate and signature, and documentation that shows maintenance of the private road. It appears many residences in the subdivision may have existed for a while. While the subdivision regulations do not permit private roads, the planning commission discussed approving the plat if the listed items above were verified and included on the plat. Action taken, Mayor Summey moved to approve the preliminary plat which was seconded by Mr. Garren and approved unanimously.”

There was then a discussion regarding the existing septic systems on the property.

ACTION

Harold Davis moved to approve the plat which was seconded by Mr. Baker and approved unanimously. presented by Richard Lane.

SUBDIVISION PLAT, ROBERT MOORE, SUMMITT ROAD, TAX MAP 027, PARCEL 066.00

Mr. Moore was present to request subdivision of his property which is approximately 10 acres into three lots. Lot 1 would be approximately 3.17 acres, Lot 2 would be approximately 3.31 acres and has an existing house, greenhouse, and two sheds. Lot 3 would be approximately 3.11 acres and has an existing house, carport and shed. Mr. Moore has not obtained the required certificate signatures yet, and discussed amending the plat to only show Lot 1 and Lot 2. But, then he decided to leave the plat as it is currently drawn.

ACTION

Mr. Davis moved to approve the plat subject to Mr. Moore obtaining all the required certificate signatures which includes Health Department approval for Lot 1. The motion was seconded by Mr. Baker and approved unanimously. Copies of the plat were retained by Mr. Davis so that he could obtain the signatures.

ADJOURN

The meeting adjourned at 7:40 p.m.