

**PAYETTE PLANNING & ZONING COMMISSION
REGULAR MEETING
April 28, 2011**

6:00 PM – Regular Meeting

ROLL CALL

Members Present: Randy Choate, Brent King, Gary Youngberg (late 6:03), Larry Hogg, Jim Franklin, Kevin Hanigan

Members Absent: Tom Ladley

Staff Present: Mary Cordova, City Coordinator/Clerk; Tiffany Howell, Assistant Deputy Clerk/Treasurer

APPROVAL OF MINUTES

A motion was made by Hanigan and seconded by King to approve the regular meeting minutes of 03/24/2011 as written.

After a unanimous voice vote by the Commission, the motion CARRIED.

COMMUNICATIONS

Clerk Cordova stated that Payette is #65 in Outdoor Life's 100 top places to live in the Nation.

PUBLIC HEARINGS

- A. An application by Cora Ruth Lakey for a Variance to the front setback to construct a wood deck and extend the existing roof at 105 12th Avenue North, WESTSIDE SUBDIVISION, LOT 4, BLOCK 1. The property is zoned B-Residential.

Larry Lakey – 105 12th Avenue North

Mr. Lakey stated that his mother hired someone last year to put a new tin roof on the house and when it snows it falls right in front of the house. We want to extend the roof out over the sidewalk to avoid the hazards with the snow. While we are extending that she wants to extend 4 feet over the house and make a wooden deck. Basically the house is set right at the 25 foot line and that is why we need to apply for the variance. Commissioner Choate asked if you were extending it the full length of the house. Mr. Lakey stated yes, it will be extended about 4 feet from the house and put a little wood deck. Commissioner Lakey asked if it would be an open deck, or closed, Mr. Lakey stated open for now and possibly a lattice later on. Commissioner Franklin stated that the reason for the question was because of visibility. Mr. Lakey stated there would not be a visibility issue. Commissioner Hogg asked how far from the street Mr. Lakey was. Mr. Lakey stated that he was 25 feet from the property line, so I would be 27 feet from the curb. Commissioner Hogg asked how far they would be impeding in the right of way. Mr. Lakey stated 5 feet at the most, from the house.

No one else addressed the commission.

- B. An application by Carla Flores for a Conditional Use Permit to have a family home childcare facility at 316 3rd Avenue North, TIOGA ADDITION, TAX 2 OF BLOCK 20 –BLOCK 21 – TAX 1 OF BLOCK 22. The property is zoned A-Residential.

Carla Flores – 316 3rd Avenue North

Mrs. Flores stated that she has been a childcare provider for 13 years and just recently moved to the area and wants to have a childcare facility in Payette. Mrs. Flores stated that she use to have about 18 kids before, but here she just wants to have a small daycare of about 6 kids, to bring in a little income. Commissioner Franklin asked Mrs. Flores if the commission was to limit the number of kids to 6 would she be ok with that. Mrs. Flores stated yes she would. Commissioner Franklin asked Mrs. Flores for her hours of operations. Mrs. Flores stated that it is on demand of people's needs. She might do an evening and day shift. I know there are a lot of graveyard shifts and factories around here and people may need me at night too. Commissioner Franklin asked if she had a fenced in yard. Mrs. Flores stated that she is looking into a bouncy house business too, so this might just be temporary but she is not sure. Commissioner Franklin asked if there were any issues with parking. Mrs. Flores stated no. Commissioner Choate asked if the fire inspection can be added to the minutes.

FIRE PREVENTION & SAFETY REPORT
Payette City Fire Department
642-6028

Date 4/27/11 Location 316 3RD AVE N Phone # 503-868-9788
Owner CARLA FLORES
Occupant SAME DBA MONSTER BOUNCE DAYCARE

RECORD OF INSPECTION

Main Floor OK
2nd Floor NA
3rd Floor NA
Basement NA
Occupancy Posted NA
Proper Number of Exits and Signs Posted Yes
Proper Exit Swinging Doors Yes
Proper Door Locks Installed Yes
Are Exit Accesses Clear Yes
Furnace Room NA
Storage Rooms NA
Fire Extinguishers YES
Kitchen Areas YES
Breakroom NA
Housekeeping General Good
Smoke Detectors Yes
Sprinkler Systems: Yes ___ No X
Alarm System NO
Stairways NA
Outside of Building Good
Trash Containers Proper Distance from Buildings: Yes X No ___
General Appearance of Electrical Panels and Cords Good
Emergency Lighting Required: Yes ___ No X
Additional Remarks: _____

If the remarks made above indicate a fire or safety hazard, it is your responsibility to correct the deficiencies and notify this office for re-inspection. Thank you for your cooperation.

Inspected by: Steve C. [Signature] Property Owner/Manager: Carla M. Flores [Signature]



IDAHO DEPARTMENT OF
HEALTH & WELFARE

Idaho Department of Health and Welfare
Fire Safety Inspection for State Daycare Licensing

Date: 4/27/11

Name of Facility: MONSTER BOUNCE DAYCARE

Operator: CLARA FLORES Owner: CLARA FLORES

Address: 316 3RD AVE N City: PAYETTE

Facility Phone Number: 503-868-9788 Land Line or Cellular Phone

Note: This inspection form was drafted within the confines of the legislated fire safety standards for daycare facilities and does not mean to infer that the provisions within provide for a level of fire safety that would meet nationally recognized standards. Nor does it mean that it would provide a level of fire safety that would meet our own adopted fire safety standards for other occupancies in Idaho.

I. DEFINITIONS:

1. Daycare: Daycare means care and supervision provided for compensation during part of a twenty-four (24) hour day, for a child or children not related by blood, marriage, adoption, or legal guardianship to the person or persons providing the care, in a place other than the child's or children's own home or homes.
2. "Child" means a person less than thirteen (13) years of age.
3. "Daycare Center" means a place or facility providing daycare where thirteen (13) or more children, regardless of the relationship to the person or persons providing the care, are in attendance.
4. "Group Daycare Facility" means a home, place, or facility providing daycare where seven (7) to twelve (12) children, regardless of the relationship to the person or persons providing the care, are in attendance.
5. "Family Daycare Home" means a home, place or facility providing daycare where six (6) or fewer children, regardless of the relationship to the person or persons providing the care, are in attendance.

Note: Family daycare homes caring for four (4) to six (6) children may be required to have a fire inspection but not a license. Those caring for three (3) or less children are not required to have a fire inspection or be licensed.

6. "Licensing Authority" is the Idaho Department of Health and Welfare.

Note: The minimum standards as outlined in the state daycare licensing act will not preempt any local ordinance that is more stringent.

Standard	Facility Meets Standard (Yes)	Facility does Not Meet Standard (No)
more than seventy five (75) feet travel distance, and is it maintained properly?	X	
Is there a hood-type fire suppression system installed in the kitchen area if required?	N/A	
Fire Extinguishers (cont.)		
In facilities over three thousand (3,000) square feet are additional fire extinguishers present and approved by local fire official or designee?	N/A	
In Facilities greater then twenty thousand (20,000) square feet in area or when the number of children under the age of eighteen (18) month exceeds one hundred (100) is there an automatic sprinkler system?	N/A	
Telephone		
Is there an operable telephone on the premises?	X	
Smoke Detectors		
Is there a smoke detector installed in the basement having a stairway which opens from the basement into the facility (such detector shall be connected to a sounding device or other detector to provide an alarm which will be audible in the sleeping area)?	N/A	
Are approved smoke detectors provided on the ceiling or wall outside each separate sleeping area or in the immediate vicinity of bedrooms?	X	
Is there a smoke detector in each room used for sleeping purposes?	X	
Is there a smoke detector in each story within the facility including the basement?	X	
Fire Safety and Evacuation Plan		
<i>Note: Each daycare center, group daycare facility or family daycare home voluntarily licensed by the Department, must have an approved fire safety and evacuation plan prepared. Fire evacuation and safety plans must include the elements listed below.</i>		
Procedures and policies that accounts for all employees and children after an evacuation is completed.	X	
Identifies evacuation routes, locations of facility exits, and assembly point for an evacuation.	X	
Includes location of smoke detectors, fire alarm appliances and fire extinguishers.	X	
A schedule of fire and emergency evacuation drills and annual reviews that all employees and children participate in with records of those drills available for reference and review.	X	
For facilities with over 50 children		
<i>Note: In addition to the requirements above, those facilities with over fifty (50) children must also meet the criteria outlined below.</i>		
Do exit doors swing in the direction of egress?	N/A	
Do exit doors from rooms having an occupant load to fifty (50) or more, if provided with a latch, have panic hardware?	N/A	
Are Exit signs installed at required exit doorways and where otherwise necessary to clearly indicate the direction of egress?	N/A	
Is an approved fire alarm system installed?	N/A	

II. GENERAL REQUIREMENTS FOR ALL DAYCARE OCCUPANCIES

Standard	Facility Meets Standard (Yes)	Facility does Not Meet Standard (No)
Exiting Requirements		
Are the required exits located to provide an unobstructed path outside the building to a public way or area of refuge?	X	
Can exit doors be opened from the inside without the use of a key or any special knowledge or effort?	X	
Are there at least two exits (travel distance between not to exceed 75 feet) located a distance apart, not less than one-half the diagonal dimension of the building or portion used for daycare? <i>Exception: In buildings with automatic fire sprinkler systems, the distance may be increased to 110 feet.</i>	X	
Are the required exits not less than 32 inches of clear exit width and not less than six feet, eight inches (6'8") in height? <i>Exception: Sliding patio doors will be accepted as a required second exit in "Family and Group Daycare Facilities" only.</i>	X	
Are sleeping rooms provided with at least one emergency egress window having at least a minimum single net clear opening of 5.7 square feet, minimum height 24 inches, minimum width 20 inches, and maximum finished sill height not over 44 inches? <i>Note: An approved exit door is acceptable in lieu of egress windows. Also, an approved piece of furniture or platform, if anchored in place, can be approved to sit in front of a window, if the sill height is over 44 inches</i>	X	
Are approved egress windows from sleeping areas operable from the inside without the use of separate tools?	X	
Where children are located on a story below the level of exit discharge (basement), are there at least two exits provided, one of which is directly to the outside? <i>Note: More than one exit from the basement opening directly to the outside may be required, depending on the structure of the building.</i>	N/A	
Daycare is prohibited on any upper floor beyond the first floor. <i>Exception: Daycare is permitted at the second floor level, provided that the building has two (2) exits, one (1) of which must open directly to the outside and be in compliance with building codes. Is the facility in compliance?</i>	N/A	
Fire Extinguishers		
<i>Note: Fire extinguishers shall be maintained properly.</i>		
<i>For Daycare Centers:</i> Is there a portable fire extinguisher (minimum 2A-10BC) mounted securely in the kitchen area and one other approved location that is visible, does not to exceed five (5) feet from the floor to the top to the extinguisher, and not more than seventy five (75) feet travel distance, and is it maintained properly?	N/A	
<i>For Group Daycare Facilities and Family daycare Homes:</i> Is there a portable fire extinguisher (minimum 2A-10BC) mounted securely in the kitchen area that is visible, does not to exceed five (5) feet from the floor to the top to the extinguisher, and not	X	

Standard	Facility Meets Standard (Yes)	Facility does Not Meet Standard (No)
Occupant Load		
<i>Note: Only those areas used for daycare purposes will be used when determining occupant load.</i>		
To determine occupant load, calculate the square footage of the space between the interior face of the exterior walls, assigned to daycare use, and divide by the occupant load factor of 35. Allowances for interior walls or partitions and furnishings have been taken into account in the occupant load factor, except fixed seating. The occupant load for fixed seating is determined by counting the seats. Enter Occupant Load: <u>9</u>	X	
Is the facility in compliance?	X	

Note: This inspection is for the purpose of meeting only the requirements of the Department of Health and Welfare. The operator / owner may also be required to meet; zoning, building code, fire code or other agency regulations within their local jurisdiction to conduct this type of business. In addition a separate Health and Safety inspection is required on all facilities that are required to be licensed.

REMARKS: _____

Facility passes fire inspection: Yes No Type: Family Group Center

INSPECTION MADE BY: GREG SPEULDA

TITLE AND AGENCY: CAPTAIN PAYETTE FIRE

Signature of Inspector: [Signature] Date: 4/27/11

Name of facility operator/owner (please print): Carla MS. Flores

Signature of facility operator/owner: [Signature] Date: 4.27.11

Fire Inspection Fee Collected*: \$ [Signature]

**The fee collected for a State Daycare Licensing Fire Inspection must not exceed \$25 and will be deducted from the Licensing fee paid by the provider prior to the Health & Safety Inspection.*

Idaho Department of Health and Welfare Daycare Licensing Fire Safety Inspection Form - Revised June 3, 2010

- C. An application by Payette County for a Conditional Use Permit to construct a 6 foot tall barbed wire fence at 1130 3rd Avenue North, Records Plat, Sec. 34, Twp. 9 N., R. W., B.M., as per Plat in Book 2, Page 5, Plat Records, City and County of Payette, Idaho:

A parcel of land situated in Block 6, and in Lot 1, Block 7, more particularly described as follows, to-wit; Commencing at the Northwest corner of Block 5 of JACOBSEN ADDITION to the City of Payette, as per Plat in Book 1, Page 1, Plat Records of Payette County, Idaho; thence North 0 degrees 01'00" West, 100 feet to the intersection of the East line of North 11th Street, with the North line of First Avenue North as shown by said Plat; thence South 89 degrees 59.2' East 87.20 feet; thence North 0 degrees 01'00" West 300.49 feet; thence South 89 degrees 59'30" West 113.20 feet; thence South 0 degrees 01' East 158.76 feet; thence South 89 degrees 35' East 26 feet; thence South 0 degrees 01' East 141.73 feet to the point of beginning.

COMMENCING at the centerline intersection of North 11th Street and 1st Avenue North; Thence along the centerline of said North 11th Street North 0°33'30" East, 49.98 feet to a point which bears South 0°33'30" West 753.21 feet from an aluminum cap monumenting the centerline intersection of North 11th Street and 3rd Avenue North; Thence South 89°24'42" East, 34.50 feet to the intersection of the Easterly right-of-way of said North 11th street and the Northerly right-of-way of said 1st Avenue North; Thence continuing along said northerly right-of-way of said 1st Avenue North, South 89°24'42" East, 222.67 feet to the TRUE POINT OF BEGINNING; Thence North 0°34'56" East, 142.21 feet to a point; Thence along said South line South 89°03'31" East, 80.00 feet to a point; Thence South 0°34'56" West, 141.71 feet to said Northerly right-of-way of 1st Avenue North; Thence along said Northerly right-of-way 89°24'42" West, 80.00 feet to the TRUE POINT OF BEGINNING. The property is zoned A-Residential

Commissioner Choate stated that this going to be around the impound yard. Commissioner Hanigan asked if this had already been constructed. Clerk Cordova stated no. Commissioner Youngberg asked if the variance was for the height and barbed wire. Commissioner Choate stated yes.

OLD BUSINESS

A. Design review guidelines –

A motion was made by Hanigan and seconded by Youngberg to move this item to the end of the agenda.

After a unanimous voice vote by the Commission, the motion CARRIED.

NEW BUSINESS

A. Variance Permit – Cora Ruth Lakey – 105 12th Avenue North -

A motion was made by Franklin and seconded by Hanigan to recommend to City Council to approve the variance permit for Cora Ruth Lakey at 105 12th Avenue North.

After a unanimous voice vote by the Commission, the motion CARRIED.

B. Conditional Use Permit – Carla Flores – 316 3rd Avenue North -

A motion was made by Franklin and seconded by King to approve the conditional use permit submitted by Carla Flores at 316 3rd Avenue North for no more than 6 children daycare open 24 hours a day; and that the permit can be revisited upon any complaint.

After a unanimous voice vote by the Commission, the motion CARRIED.

C. Conditional Use Permit – Payette County – 1130 3rd Avenue North -

A motion was made by Hanigan and seconded by Hogg to approve the conditional use permit submitted by Payette County to install a 6 feet tall chain link fence topped with barbed wire to expand their current impound yard at 1130 3rd Avenue North.

After a unanimous voice vote by the Commission, the motion CARRIED.

D. Proposed Used Car Sales & Used Car Lots –

Clerk Cordova stated that this came in front of the Planning and Zoning Commission over 3 years ago. We have been having complaints with the Tiffany Glove lot and them selling cars. Commissioner Choate stated that he recalls this being passed by this body, and being sent to the City Council. Clerk Cordova stated that it was probably sent back by the Council, but she is unsure. Commissioner Hanigan stated that it has been so long ago I cannot remember why we even brought this up. Clerk Cordova stated that this originally was brought up when Keith Clow was selling cars on his lot, and K&D Motors had cars on their lot and tractors were selling tractors in the field that Noah Rae owns. Commissioner Choate stated that he recalls that it all started with K&D Motors and they need something from us and we wanted them to put asphalt and a few other things in. Commissioner Hanigan asked how long it took for them to pave their parking lot. Clerk Cordova said that they went to the council and got a 2 year extension. Commissioner Hanigan stated that they paved the lot then they closed.

Clerk Cordova stated that it always comes back to the Tiffany Glove lot and how they are not selling them they are just on consignment there, and we get complaints from other people asking why they cannot do the same thing. Commissioner Hanigan stated that he does not charge them consignment fee, he charges them a parking fee. Commissioner Hanigan also asked if Tiffany Glove would fall under this document. Clerk Cordova stated yes. Commissioner Hogg stated that cars are exchanged there. Commissioner Franklin stated that he thinks we need to strike "by a used car dealer or business".

Commissioner Hanigan asked if we push this through to city council will the Ordinance Officer go after Bill White and make him pay the fees, put a building on it, and pave his lot. Commissioner Hogg stated that he thinks the intention is to do away with people like the Tiffany Glove lot and selling cars there. Commissioner Hanigan asked if his business would have to pay the \$100 fee. Commissioner Hanigan stated that we fall under several categories. Commissioner Youngberg stated that from a property rights stand point I am always concerned with what we tell people they can and cannot do with their land. Commissioner Hogg asked Clerk Cordova who comes to complain. Clerk Cordova stated that would be the K&D autos, the Keith

Clow's. Clerk Cordova stated that technically Noah Rae's property can sell AG equipment, but if he wants to sell cars that is a different scenario. Commissioner Choate stated that it's because they are a parking lot. Commissioner Hanigan stated that he doesn't think this is going to solve the Tiffany Glove issue. Clerk Cordova stated that she doesn't think this is meant to solve the Tiffany Glove issue, but to stop people from doing this. Clerk Cordova stated that Dave Jennings was wanting to do something similar used cars/everything and we told him no, now if we want to allow this we should regulate them or not. Commissioner Hanigan asked if he would have to comply with this. Clerk Cordova stated that she has not read this since it was presented three years ago so she is unsure. Commissioner Choate stated that is his concern as well is that we make the current licensed dealers pay when they already have to go through the whole state process and now we are dinging them another \$100.

Commissioner Hanigan stated that any used car lot has to be licensed in with the state and if you look at Phillips or K&D when they were open their signs have to have their license number posted. Commissioner Hanigan stated that on Eagle Road and Fairview there was a traffic issue and there would be 30 or 40 cars parked on the side of the road for sale, and the City of Meridian came in and put a kibosh on it. Commissioner Hanigan stated that he will probably abstain from the voting, if it is voted on due to the fact that he doesn't want to vote on something that he has to live with or his competitors have to pay. Commissioner Hogg stated that if Mr. White has to comply with this code, then he will probably stop because of all the requirements.

A motion was made by Hanigan and seconded by Hogg to defer this topic to next month's meeting.

After a unanimous voice vote by the Commission, the motion CARRIED.

E. Finding of Facts, Conclusion of Law – Chester G. & Sandra Boren –

Clerk Cordova stated that when this goes to the City Council they need approved findings of facts from the Planning & Zoning Commission. So we are transcribing what happened at last month's meeting and sending that to the Council.

A motion was made by Hanigan and seconded by Hogg to approve the findings and facts, conclusion of law for Chester G. & Sandra Boren at 2089 North 6th Street.

After a unanimous voice vote by the Commission, the motion CARRIED.

Commissioner Franklin asked to abstain from the voting because he was not at last month's meeting.

F. Design review guidelines –

Commissioner Choate stated that since he was not at the last meeting and missed most of the discussion on the design review guidelines, that he had a few questions. Commissioner Choate asked why we needed another set of rules and guidelines, does the code not address these issues. Commissioner Franklin stated that he would like to address Mr. Choate's questions, as he was in on the initial discussion of the design review guidelines. Commissioner Franklin stated that they set a goal of whether to go forward or not and that did take a while. His take on that was that we needed something to avoid people from doing something obnoxious in the town. The one he is most familiar with was a guy in Oregon that painted his building bright purple because he was mad at the city. We

could use this to prevent something like this from happening in our town. The examples that were given were over the top for Payette. Commissioner Hanigan stated that all they have come up with so far was we agreed on a statement.

Commissioner Choate stated that he has spoken with some of his business contacts and what he got out of the conversation with them was that we need to stay away from residential zones. We don't want to get to the point where the design review gets too involved in people's property. The other example was the guy in Jerome that painted his building florescent orange. Can we not just accomplish this by going into the commercial zoning ordinance and add a few points and get this accomplished? Commissioner Youngberg stated that when he read through this most of the issues had to do with safety and I think that we are creating a mess for ourselves and I don't think it belongs in here. You all know I am a property rights guy and I hate to penalize the 99 ½ percent of people for that ½ percent that might do this. Commissioner Franklin stated that he is a property rights guy as well, but part of what we do here is protecting other people's property right by not letting these people do these types of things. Commissioner Franklin stated that he agrees and he doesn't think this needs to be extensive.

Commissioner Hanigan asked Clerk Cordova who now approves new buildings in Payette? Obviously he has to have a building permit and that is approved by the building inspector, who approves this. Clerk Cordova stated that as long as it is a structurally sound building it could be in the shape of a tooth we would have no say over it. Commissioner Hogg stated that it says they need to provide 12 copies is that really necessary. Clerk Cordova stated that yes that is correct.

Commissioner Hanigan asked how the Planning and Zoning Commission became the Design Review Committee as well. We seem to have added duties and the pay was taken away and I'm not complaining about the pay, but it just seems like more and more work. He could see a 2 hour addition to every meeting or possibly a different meeting. Clerk Cordova stated that would be great if we had that much new business in town. Commissioner Hanigan stated that would be great, but some of us have a limited amount of time, and if we had a meeting like we did last month with the Boren's talking for 2 hours, and then you have design review thrown on top of that, we are going to be here until 10 or 11pm and I'm going to quit. I enjoy this but I don't know if I want to be a part of design review, and my assumption is that if we approve this become the design review committee and I don't know if that is something we want to do. On page 4 pre application he thinks that is a great idea. Who is the Planning and Zoning Administrator, Mary? Clerk Cordova stated yes, that would be her. Commissioner Hanigan asked Clerk Cordova if that is something she even wants. Commissioner Hanigan stated that it says in there you have to have a story board with specific requirements and he's afraid it is going to cost these people tons of money that is unnecessary. The project staking all corners and all trees needs to be marked and that means we have to walk the property and see what's going where and what's getting removed and he doesn't have time to do that.

Commissioner Hogg stated that a meeting he went to in Boise stated that it's not a very good idea to go and visit the sites from a legal stand point because your decision is based on what you see, not facts. Commissioner Youngberg stated that when he bought his property he had to be annexed into the city, he burnt the building that was on the property down, cut down 4 big trees that were in the way, and I would be really frustrated if someone thought they had the right to tell what I can and cannot do on my property. Commissioner King asked if there was some way to do this casually and not so in depth, because they are so rare. People want their property to appeal to people. Commissioner Choate stated that if you have a very casual review and have no structure and you get a guy who wants to have a pink building you have no teeth to tell him no. Commissioner Hanigan

stated that there seems to be no specific design criteria and without that how can we approve or deny something. I think we are way over stepping our boundaries and in doing so not setting good goals as to what we want. I think it needs to be more specific than it is now. Commissioner King stated that we are a little town and we are what we are and it might be too late to do anything.

Commissioner Hanigan stated that he would love to know Mary's thoughts because she's the person who would be administering it on our behalf. Clerk Cordova stated she thinks it's not a bad thing to have and he likes the idea of exploring the option of putting it into existing ordinances. She thinks you are right about having really long meetings and happy days if they do we would love that.

Commissioner Choate stated that if you took this literally I doubt you could build the dome at the high school. Commissioner Choate stated that he sees a lot of this stuff and are we not reiterating ourselves. A lot of the stuff we have in here is simple common sense stuff and we are already accomplishing that with the preliminary design and code restrictions. Is it not possible to add this to the existing commercial zoning code and we just make a checklist and if it falls outside of those guidelines then we make steps of what they will have to do. Commissioner Hogg stated that when we first started talking about this I remember Bobbie Black saying that she was going to go through the code and see what could go in what sections of the code. Clerk Cordova stated that she doesn't think much of this is in the code. Commissioner Franklin asked if we could add the pre-application design review. Commissioner Choate stated that he needs to define what exactly the pre-application design review consists of. Commissioner Hanigan stated that we need to add this type of information into the existing code. Commissioner Hogg stated that we are going to have to rely on the judgment of our body or a committee. Commissioner Franklin stated that he would like to see what is in code and where we could add information. Commissioner Hanigan stated that he would like to see the current code bulked up to add this information. Commissioner Youngberg stated that he questions the authority of telling someone what color they can or cannot paint their building. Commissioner Hanigan stated that some design review is good, but this is over stepping our boundaries and not giving enough explanation as to what they need to do. Clerk Cordova stated that we do have the right to tell someone what color they can or cannot paint their building, look at some of the subdivisions and the covenants they have. Commissioner Youngberg stated that on the first page a lot of the mission statement is in the current code. Commissioner Franklin stated that we are at the point now do we want to go ahead with this or not, or do we want to look at code and see what we can do. How do we do that? Clerk Cordova stated you would send it back to staff. Commissioner King asked if this is even necessary. Commissioner Franklin stated that he would like to look at the code during the next meeting and see what we could do with this.

A motion was made by Hanigan and seconded by Franklin to send this back to staff to compare with current code and bring back to next meeting.

After a unanimous voice vote by the Commission, the motion CARRIED.

ADJOURNMENT

A motion was made by Hanigan and seconded by Ladley to adjourn to at 7:25 PM.

The motion CARRIED.

Recording Secretary
Tiffany Howell

