

**Richmond City Planning and Zoning Commission Meeting****Date:** July 5, 2016**Place:** City Hall Council Chamber**Members Present:** Rod Going, Chair; Commission members Zane Bagley, Jerry Kidd, Randy Fischer and Jessica Dunyon. **Absent:** Kimball Judd. City Council member Tucker Thatcher, and City Manager Marlowe Adkins were also present.

**Meeting was called to order at 7:00 p.m.** Minutes for the May 3, 2016, meeting were read and approved. Commissioner Jerry Kidd moved to approve, seconded by Commissioner Jessica Dunyon. Vote was unanimous.

**Request from Cache Valley Auto Sales to place a canopy-type sign on the front of their existing building.** Lucina Arellano presented the business' desire to mount the above described sign. They have purchased the canopy from another business and are in the processing of getting it re-finished for their business. Commissioner Randy Fischer asked for a bit of clarification relative to how large it is and if it complies with our code. "Lucy" stated that it is about forty feet (40') in length. City Manager verified that it does comply with the "Signs" portion of LUDMO. Commissioner Jessica Dunyon moved that the sign be allowed, seconded by Commissioner Randy Fischer. Vote was unanimous.

**Presentation, discussion, and possible decision to rezone a current strip of Agriculture one residence per ten acres (A-10) under the name of Clyde Hendricks (PTN 09-046-0016) along north State Street to Residential Low Density (RLD) under provisions of Title 12-503.3.a.2) to bring it into harmony with residentially zoned land both to the north and to the south.** Suzanne Spencer spoke in behalf of herself and her brother, Norr Hendricks, relative to their deceased father's property. Following Clyde's death, the family has decided to sell the property. Of the acreage involved, approximately 19.15 acres, they would like to rezone a strip facing State Street to Residential Low Density. This portion would be approximately as deep as the RLD properties to the north, and the Residential Estate 2 acre (RE-2) properties to the south. Commissioner Randy Fischer stated that he could not see any problem in bringing this property into harmony. General discussion amongst the Commissioners noted that this only applied to a small portion the overall property, the balance of which would remain in the A-10 status. It was noted, for Suzanne and Norr's benefit, that this was the first step and they would need to appear before the Richmond City Council, including a public hearing, before the property could be finally rezoned. Suzanne noted that they have already had the parcel surveyed and would have the exact measurements ready for the Council. Commissioner Randy Fischer moved that the sub-parcel under discussion be rezoned to Residential Low Density, Commissioner Jessica Dunyon seconded. Vote was unanimous.

Commissioner Jerry Kidd moved that the meeting be adjourned. Commissioner Zane Bagley seconded the motion. The vote was unanimous.

**Adjourned at 7:20 p.m.**

**Next Meeting Scheduled for Tuesday, August 2<sup>nd</sup>, 2016.**

  
Rodney Going      Chair, P&Z Commission

