

The City of Downs Planning Commission met May 7, 2019, 5:30 p.m., at city hall. Members present: Dale Goheen, Kabin Henke, Jamie Emerson, Chris Steinshouer, Don Heiland, Jim Cary, and Chairman Linda Miller. Others in attendance: Jane VanDonge, Evan Joy, Charlie Stevens, Bill Cushing, Bruce Berkley, Vickie Oviatt, and John Bisnette.

Linda called the special meeting to order.

Jim moved, seconded by Kabin, to approve the minutes of the April 2, 2019 meeting as submitted. Carried. Don abstained.

Linda called the Public Hearing open for comment for the purpose of considering for adoption an amendment to the Zoning and Subdivision Regulations. The change includes adding a definition of a storage building and allowing them in R-1 zones by special use.

Bruce Berkley, City Attorney, reviewed the draft Ordinance. Don asked what Planner, John Riggs thinks about it. Bruce replied that John Riggs is not in favor, he says don't allow it. Linda explained that the commission has worked on this numerous times and this draft is what was finally agreed upon. She reported on a phone call from Chris LeCuyer, and he is in favor of allowing.

Members heard from property owner Bill Cushing. Bill cautioned to think deep on this matter before making any changes that effect the whole town. He asked if a person could sell the lot to someone else, or sell off that parcel with the storage building to another person. He was concerned with property valuations of people's homes.

Don said that he was in favor of requiring 100% approval of all owners of property within 200 feet.

There was further discussion regarding the definition and conditions to be met, overlays, neighbors' opinions and consent, footings required, notices by certified mail, etc. Following comment time, at 6:24 p.m., Linda declared the public hearing closed.

Members discussed the changes to the Ordinance for Bruce to revise. It was decided that if there were no negative responses to the notices sent to the owners of property within 200', that condition would be met. Jamie moved to approve the storage building amendment with changes and present it to the city council at their next meeting. Don seconded the motion. Carried unanimously.

At 6:55 p.m., Don moved to adjourn the meeting. Jim seconded. Carried. Meeting adjourned.

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Vickie Oviatt, DPC Secretary