

Eureka City Planning Commission Meeting

Minutes: Thursday, 2018 May 31 at the Eureka Memorial Building, 263 West Main Street, Eureka, Utah

Meeting begin at 7:00 pm.

1. ROLL CALL; JaNeel Nielsen, Brandon Gout, Mike LaCario, Ferrel Thomas, Leslie Rice, Eureka City Council & Nick Castleton, Eureka Mayor.

2. MINUTES; of 2018 April were not read.

3. REPORT OF OFFICERS; JaNeel Nielsen asked that Eureka City furnish copies of the existing Zoning and Fence requirements for the Planning Commission to review and make recommendations from. The current fence ordinance was not reviewed by the Planning Commission.

4. UNFINISHED BUSINESS. The need for smaller setback requirement and a fence ordinance that are less restrictive and flexible enough to allow for development of various size lots in Eureka.

5. NEW BUSINESS. 5c. Heather Young came to make sure that she was not requesting a Sub Division on T Street. She was presenting her proposal to build on her lot on T Street Heather had sketched on her Plat Map showing the home and how it would be position on her lot. The requirements for a 20-foot front and rear setbacks and the side yard setbacks of 10 foot were all met. The Planning Commission advised that she present her plans to Eureka City and get a building permit. She met all the current requirements.

5a. Robert Apperson didn't show up no discussion.

5b. Discussion of Frontage requirements and setbacks for smaller lots followed with the feeling it would be better to allow a 60-foot lot frontage with a 20-foot front and rear setback and a 5-foot min side yard setbacks. Automobile parking for 2 cars per housing unit should be required on each lot. Additional duplexes, townhouses or condo that connect together at the side yards or back yards do we need a percentage of open space per housing unit for these types of units and what will be the requirements for open space, parking and a community center.

June's Planning Commission work meeting would review these setbacks and make their recommendation to the City Council so smaller homes could be built in Eureka.

6. Motion to close the Planning Commission Meeting was made by Mike LaCario, and seconded by JaNeel Neilsen. Meeting ended at 8:05 pm