

**MINUTES-REGULAR MEETING  
MAIZE CITY PLANNING COMMISSION AND  
BOARD OF ZONING APPEALS  
THURSDAY, AUGUST 4, 2016**

The Maize City Planning Commission was called to order at 7:00 p.m., on Thursday, August 4, 2016, for a Regular Meeting with **Gary Kirk** presiding. The following Planning Commission members were present: **Mike Burks, Dennis Downes, Gary Kirk, Bryan Aubuchon** and **Jennifer Herington**. Not present were **Bryant Wilks** and **Andy Sciolaro**. Also present were **Sue Villarreal**, Recording Secretary; **Kim Edgington**, Planning Administrator; **Bill McKinley**, City Engineer; **Rebecca Bouska**, Deputy City Administrator; **Roger Perkins**, Applicant; **Dr. Stephen Tymeson**, Citizen.

**APPROVAL OF AGENDA**

**MOTION:** **Burks** moved to approve the agenda with the addition of Other Business/Election of Chairman.  
**Aubuchon** seconded the motion.  
Motion carried unanimously.

**APPROVAL OF MINUTES**

**MOTION:** **Herington** moved to approve the April 7, 2016 minutes as presented.  
**Downes** seconded the motion.  
Motion carried unanimously.

**NEW BUSINESS – PLANNING COMMISSION**

**Z-02-016-Zone change request for 0.19 acres from SF-5 Single Family Residential to LC Limited Commercial south of 111 S. Park.**

**Edgington** explained to commissioners that **Perkins** split this parcel from the adjacent parcel to the North. He plans to sell the parcel and the new owner would like to build a garage to store boats, trailers and vehicles with a possible office. Because the parcel was split, a garage would not be an accessory structure to any house or other structure. It would be a stand-alone use. Limited Commercial has different setback requirements and would allow a structure to be built up to the property line unless restrictions were outlined in a protective overlay.

**Perkins** stated that the lot had not been used in many years and there is commercial property near the area.

**Tymeson** stated he had mixed emotions. His home is located at 108 S Park. He would like to sell it in the future and is concerned with his property value.

**MOTION:** **Burks** moved to deny Z-02-016 Zone change request for 0.19 acres from SF-5 Single Family Residential to LC Limited Commercial south of 111 S. Park.  
**Downes** seconded the motion.

**Kirk** requested a roll call vote to deny Z-02-016 as presented with the following results:

**Burks** – yes

**Kirk** – yes

**Downes**- yes

**Aubuchon** - yes

**Herington** – no

Motion carried 4-1. Herington voting no.

**Edgington** stated that the Council would hear case Z-02-016 on September 19<sup>th</sup> and it would require a super majority vote of 4 out of 5 to overturn the Planning Commission decision.

## **OTHER BUSINESS**

### **ELECTION OF CHAIRMAN**

**Edgington** announced that **Kirk** would be moving out of district and has given his resignation. This is his last meeting and a new Chairman must be elected to replace him.

**MOTION:** **Downes** moved to nominate **Aubuchon** as Chairman.  
**Burks** seconded the motion.  
Motion carried unanimously.

**Edgington** directed commissioners to elect a new Secretary to fill the position previously held by **Aubuchon**.

**Aubuchon** moved to nominate **Downes** as Secretary.  
**Herington** seconded the motion.  
Motion carried unanimously.

### **ADJOURNMENT:**

**MOTION:** With no further business before the Planning Commission,  
**Kirk** moved to adjourn.  
**Aubuchon** seconded the motion  
Motion carried unanimously.

Meeting adjourned at 8:00 PM.

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Sue Villarreal  
Recording Secretary

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Gary Kirk  
Chairman