

**REGULAR MEETING – PLANNING & ZONING COMMISSION**

**October 5, 2023**

**7:00 PM**

Pursuant to ARS 38-431.01, notice is hereby given to members of the Fredonia Planning and Zoning and the Public that a Regular Meeting will be held on October 5, 2023, at 7:00 PM. If indicated in the agenda, the Board may vote to go into Executive Session which will not be open to the public to discuss certain matters.

**Regular Meeting**

Called to Order: 7:02 pm Meeting Called to Order by Committee Member Mackelprang.

Roll Call:

*Committee Member Justin Mackelprang*

*Committee Member Derick Johnson*

*Committee Member Jimmy Lathim*

*Committee Member Brandon Tait*

Public Comment *(The council shall not discuss or take legal action on matters unless the matters are properly noticed.)*

*Kimley Purvis shared concerns she had re issuing Conditional Use Permits (CUP). Ms. Purvis agrees that CUPs should be issued if a home is going to be built on the land that they purchased. That CUPs should not be used for extended visitation by family members and that's what the local RV parks are for.*

The following items may be approved by a single motion unless a member of the Planning and Zoning requests that any item be considered separately and acted upon accordingly. Each item considered separately may be approved by motion of the council as though originally listed as an action item.

**A. Consent Items:**

1. Agenda – October 5, 2023
2. Minutes from regular meeting August 31, 2023

*Motion to approve by Committee Member Lathim all consent items as presented and seconded by Committee Member Johnson. All in Favor.*

**B. Report:**

1. Planning and Zoning Clerk: *None*

**C. Discussion and Possible Action Items:**

1. Discussion and Possible Action Items – Robin Zumwalt – Application For A Conditional Use Permit – Trailer – 170 N. First West Street, Fredonia

Ms. Zumwalt shared that due to the impending birth of her grandchild, she would like to have her son and daughter-in-law close by to help when the baby is born. Ms. Zumwalt asked for a maximum of a 6 month Conditional Use Permit. *Committee Member Mackelprang approved the Conditional Use Permit for 6 months from today and confirmed that next step would be to take this to the next City Council meeting. This was seconded by Committee Member Lathim. All in Favor.*

2. Discussion and Possible Action Items – Vincent Brookins – Application For A Conditional Use Permit – Trailer – 220 E. Jensen Street, Fredonia

Ms. Brookins shared that her daughter's husband was going to start a new job in Colorado within the year so they needed a place to stay until then.

*Committee Member Lathim approved the Conditional Use Permit for 6 months from today and confirmed that next step would be to take this to the next City Council meeting. This was seconded by Committee Member Mackelprang. All in Favor.*

3. Discussion (VIA PHONE – 208-589-8264) and Possible Action Items – Graig Ralph – Parcel # 60022020B – Possible Build – 64 Ponderosa Street, Fredonia

Committee members reviewed the planned housing information that was submitted. Mr. Ralph was contacted via phone.

*Committee Member Johnson made a motion to approve the variance of the property for Mr. Ralph as long as he was able to meet the set-back requirements and reiterated that Mr. Ralph would need to attend the next City Council meeting in person. Committee Member Lathim seconded the motion. All in Favor.*

D. Board member comments and future agenda items: *None*

E. Adjournment: 7:38 pm Committee Member Lathim approved and Committee Member Mackelprang made the second motion to approve.

Review and sign demand(s)

\_\_\_\_\_  
Attending Board Member

\_\_\_\_\_  
Approve

\_\_\_\_\_  
P&Z Clerk

\_\_\_\_\_  
Attest

Certification – I, hereby, certify that the above is a true and correct copy of the minutes of the meeting, I further, certify that the meeting was duly called and held.

\_\_\_\_\_  
Council Member or Mayor

\_\_\_\_\_  
Attest