MINUTES OF GUNNISON CITY

PLANNING AND ZONING COMMISSION

REGULAR MEETING and PUBLIC HEARING

February 28, 2015 at 6:00 p.m.

Gunnison City Hall, 34 east 100 north

Gunnison, Utah

Attending: Rory, Steve, Michelle, Nolan, Rod Taylor, Shannon McArthur, Michelle Christensen, Mike Wanner. Arriving later: Kim Pickett, Lori Nay. 7:00 Stella, Travis Good

Prayer: Nolan Squire

1. **Businessmen discussion:** Mike Wanner started the discussion on the sign ordinance included in our land use ordinance. Many aspects of the ordinance were discussed. The amount of signage allowed in different zones was discussed extensively. Rod made the comment, “What we have is acceptable for now. We need to let it fit and not infringe on residents. Respect the rights of others.”

Some items that were agreed on were:

* 1. Have at least 30% of frontage for sign. No limit on number—just area.
	2. No restriction on time of lighting. Light shouldn’t shine on adjacent property directed toward or illuminate another property.
	3. Wall signs should be allowed in R & C if it faces a public street or public parking areas.
	4. Table four is the best for our purposes.
	5. The proposal was to continue public hearing for sign ordinance and propose to the committee the changes and review the ordinance.
	6. More discussion was needed for bill boarding, messaging, and projection or blade signs.

1. **Request for a Conditional Use Permit:** Travis Good was present to request a conditional use permit at 424 south main for The Original Side by Side for a collision repair front and a motorcycle apparel store. Mr. Good has a shop in Ephraim where the collision repair will take place. They will just use porch light for lighting. Stella made the motion to approve the conditional use permit. Rory seconded. Vote was 5-0

1. **Request for a Conditional sign Permit:** Travis Good was also requesting a conditional sign permit. He had pictures of his sign proposal. (Included with agenda) After discussion, Brian proposed that we approve the condition sign permit as we discussed with two signs. Rory seconded. Vote was 5-0.
2. Brian proposed that terms for Stella, Rory and Steve would be over in December. At that time they will be replaced or reinstated as members of committee. We will also be looking for a new member as an alternate to replace Burke Larsen.
3. Other items discussed were bill boarding, Tyrel Oliver lot split, and the taco wagon. It was decided that Tyrel needs to come to meeting next month to discuss his lot split.

1. Rory made motion to adjourn. Michelle seconded.
2. Next meeting will be March 18.

Signed \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Secretary

 Dated\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Signed\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Chair