

**Approved Minutes
Development Review Committee
June 14, 2006**

The meeting was called to order at 10:11 a.m. by Richard Heap.

Staff Members Present: Richard J. Heap, City Engineer/Public Works Director; Dave Oyler, City Manager; S. Junior Baker, City Attorney; Richard Nielson, Assistant Public Works Director; Jeff Foster, Electric Superintendent; Dave Anderson, City Planner; Marvin Banks, Public Utilities Superintendent; Dee Rosenbaum, Public Safety Director; Chris Thompson, Design Engineer; Shawn Jorgensen, Public Works Inspector; Ryan Baum, Public Works Inspector; Shawn Beecher, GIS Specialist; and Marlo Smith, Engineering Secretary.

Citizens Present: Corey Pierce, LEI Consultants; Gordon Jones and Joel Harris.

Minutes

Mr. Baker made a **motion** to approve the minutes of May 31, 2006 with corrections. Mr. Anderson **seconded**, and the motion **passed** with a unanimous vote.

Mr. Baker made a **motion** to approve the minutes of the June 7, 2006 Development Review Committee Meeting with corrections. Mr. Anderson **seconded**, and the motion **passed** with a unanimous vote.

Gateway Commerce Final Plat B

Mr. Oyler said he would like to disclose that his son-in-law is the potential buyer of Gateway Commerce Plat B Lot 1.

Mr. Anderson said the zoning of this property is Light Industrial I-1 and that the lots conform to the standards.

Mr. Anderson expressed his concern with the parcels to the East property line that are not included in this Plat.

Mr. Heap said this property is shown on the preliminary plat to be future development.

Mr. Baker said there is not a problem dividing the parcels in final phases.

Mr. Anderson said he was concerned that the new parcel becomes conveyed and receive new tax identification numbers.

Mr. Nielson said this process happens with developments that develop more than one parcel on the property.

Mr. Baker said no building permits will be issued until the property conveyed has an approved final plat.

It was discussed that all the utilities are stubbed into the lots.

Mr. Baker made a **motion** to approve the Gateway Commerce Final Plat B located at 3450 North Main with the following conditions:

1. Meet the Construction and Development Standards.
2. Build the Plat as shown.

Mr. Banks **seconded**, and the motion **passed** with a majority vote. Mr. Oyler abstained from voting.

Other Business

There was none.

Adjournment

Mr. Baker made a **motion** to adjourn. Mr. Banks **seconded**, and the motion **passed** with a unanimous vote. The meeting adjourned at 10:29 a.m.