

On October 2, 2019, the Richfield Planning and Zoning Commission held their regular meeting at 6:00 P.M.

Called to Order by President Jose Loughmiller.

Roll Call: Keith Laudert present, Diana King present, Jose Loughmiller present. Pat Riley P&Z Administrator and Lu Ann Swainston Secretary in attendance.

Agenda: Keith Laudert made the motion to approve the agenda as posted, 2nd by Diana King, Motion Carried.

Minutes: Keith Laudert made the motion to approve the previous months minutes, 2nd by Diana King. Motion Carried.

New Business:

Discussion with Levi Long on sub dividing his property. The property is 4.7 acres in one parcel. Levi presented a proposed drawing of the planned subdivision. He would like to have a sub division with 10 lots.

He has proposed putting a road on his property that would line up with Ada Avenue to the east of his property. The city has an easement for an irrigation line for the city on his property running north and south. He was aware of the easement and would have to work around the underground pipe.

Pat discussed with him what will need to be done.

1. Property will need to be surveyed. A meets and bounds survey has already been done.
2. Preliminary plat
3. After preliminary plat is done then do an application.
4. Public Hearing will be done
5. Conditions could be placed on the application before the final plat is done.
6. Streets will need to be done to city specifications.
7. Borrow pits for drainage.
8. Street width he has planned is 70' wide for the actual roads, the width in the city are 22 feet. The width would then allow the water and sewer lines to be placed in the right of way. Levi also stated that he would provide stub outs for each lot in hopes the city would allow that and as he sells the lots then be charged the \$1500.00 hook up fees.
9. Irrigation Levi has water shares with pressurized water to the property. He would then sell each lot with shares for the pressurized lines.

Keith Laudert made the motion to table until plat is presented to the Planning and Zoning Commission, 2nd by Diana King. Motion Carried.

Set the Public Hearing for November 6, 2019 at 6:00 P.M. Councilman Laudert made the motion to publish in the newspaper the Notice of Public Hearing, 2nd by Diana King. Motion Carried.

Keith Laudert made the motion to adjourn the meeting at 6:20 P.M., 2nd by Diana King. Motion Carried.

Meeting Adjourned

President Jose Loughmiller

Secretary Lu Ann Swainston