

**CITY OF BONDURANT  
PLANNING AND ZONING COMMISSION  
February 11, 2016  
MINUTES**

**1. Call to Order**

Commission Chair Dave Higgins called the meeting to order at 6:00 p.m.

**2. Roll Call**

Roll call was taken and a quorum was declared.

Present: Commission Chair Dave Higgins  
Commission Member Brian Clayton  
Commission Member Jeff Kromrie  
Commission Member Laura Wood  
Commission Member Tamara Russell  
Commission Member Roy McCleary  
Commission Member Karen Hudson

Absent: City Administrator Mark Arentsen

City Officials

Present: City Clerk Shelby Hagan, City Council Member Doug Elrod

**3. Perfecting and Approval of the Agenda**

Motion made by McCleary, seconded by Wood, to approve the agenda. Vote on Motion 7-0. Motion declared carried unanimously.

**4. Approval of the Commission Minutes**

Motion made by McCleary, seconded by Russell, to approve the minutes of January 14, 2016. Vote on Motion 7-0. Motion declared carried unanimously.

**5. Guests requesting to address the Commission – None**

**6. RESOLUTION PZ-16-08 - Resolution approving the Site Plan for Mobil Mini, Inc. at 3507 Grant Street, South**

Peter Greenwood, Regional Manager of Mobil Mini, Inc., addressed the Commission. The Commission questioned Greenwood on their lease and timeframe. Fuel containment, utilities and electricity were discussed between parties.

Motion made by McCleary, seconded by Wood, to amend and approve the resolution to include fuel containment resolved by February 19, 2016, electricity resolved by February 25, 2016, and Mobil Mini's presence at the April 14, 2016 regular Planning & Zoning Commission meeting. Vote on Motion 7-0. Motion declared carried unanimously.

**7. Discussion**

**a.** Sankey Summit Zoning Classification - Eric Cannon, Snyder & Associates, presented two concepts to the Commission. The Commission questioned lot sizes, traffic flow, connectivity, and parks. The process of annexation has begun, and the next step will include rezoning and a preliminary plat.

**b.** Chapter 122 Peddlers, Solicitors, and Transient Merchants - The Commission shared their opinions on the updated ordinance. Questioned bond vs. insurance. Commission Member Clayton will provide comments for Council Packet.

**c.** Tree Installation Requirement in New Subdivisions - Commission Member Hudson discussed a possible Tree Ordinance to increase the amount of trees within City Limits. City Clerk Hagan will create a survey to gain feedback from the residents.

**d.** Downtown Development Issues - Council Member Elrod explained the recent SSMID discussion and meeting to the Commission to resolve the parking issue downtown.

**8. Reports and Comments**

**a.** Commission Member Comments

Commission Member Kromrie – Stated the need for decorative lights.

Commission Member Hudson - None.

Commission Member Wood – Inquired about the connector road status.

Commission Member Clayton–Inquired about the connector road.

Commission Member Russell - Need a responsible development plan; infrastructure, public safety, schools, etc.

Commission McCleary - Bondurant is experiencing growing pains and we need infrastructure.

**b.** Commission Chair Comments – None.

**c.** City Administrator Comments – Absent.

**9. Adjournment**

Moved by McCleary, seconded by Hudson, to adjourn the meeting at 8:25 p.m.

_____	_____
Commission Chair, David Higgins	City Clerk, Shelby Hagan