

CITY OF PRESTON PLANNING AND ZONING MEETING
November 9, 2022

ATTENDANCE The following Board members were present: Chairman Fred Titensor, Commissioner Dave Cole, Commissioner Berni Winn, Commissioner Steve Call, Commissioner Richard Swainston, Commissioner Adrienne Alvey, Commissioner Justin Carter.

Staff present: Tyrell Simpson, Shawn Oliverson, Jared Coburn, Linda Acock.

Meeting was called to order at 6:00 P.M. by Chairman Titensor.

REVIEW & APPROVAL P&Z MINUTES 10/26/2022 Commissioner Winn moved to approve the minutes of October 26, 2022. Commissioner Call seconded the motion. The vote was as follows:

Chairman Titensor	<u>Aye</u>
Commissioner Winn	<u>Aye</u>
Commissioner Swainston	<u>Aye</u>
Commissioner Alvey	<u>Aye</u>
Commissioner Call	<u>Aye</u>
Commissioner Cole	<u>Aye</u>
Commissioner Carter	<u>Abstain</u>

Motion passed by majority vote.

FINAL PLAT COUNTRY CLUB TOWNHOMES 200 E HWY 36 T. CROCKETT Engineer Simpson presented the final plat for Tony Crockett, developer of the Country Club Townhome Planned Unit Development. Before the final plat can go to City Council, Mr. Crockett will need to turn the secondary water shares over to the HOA, the HOA will need to be set up and filed with the State, an Improvement Bond, and a Development Agreement.

Commissioner Call moved to recommend approval of the final plat for Country Club Townhomes, to the Preston City Mayor and Council, with an additional recommendation that the city council give the water study information and water availability serious consideration.

Motion passed by unanimous vote.

SUB-DIVISION CODE: APPLICATION PROCESSES & IMPROVEMENTS Mr. Simpson gave the Commissioners drafts of the changes to Municipal Code 16.28 Improvements and Municipal Code 16.12 Process and Procedure. The Commission discussed having the percentage of the surety bond being 120%, allowing for marketable adjustments on the bond amount if the project is not complete within one year, adding verbiage to the code that the developer shall be responsible for any legal fees if the bond has to be called by Preston City, and rewriting the waivers and modifications portion so that it is more consistent with Title 17 variance procedure.

APPROVED BUILDING PERMIT The following approved building permit was reviewed, there were no comments.

Shad Moser 732 East 750 South House

PUBLIC INPUT Mayor Dan Keller suggested that the Commission review incomplete subdivisions every couple of years.

CALEN- Chairman Titensor stated that they will review the final drafts of the

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- DARING** improvements and process & procedure amendments of the subdivision code at the December 14th meeting. The November 23rd and December 28th meetings are canceled.
- ADJOURN** Meeting was adjourned at 7:15 P.M. by Chairman Titensor.

Linda Acock

Fred Titensor, Chairman