

SUBDIVISION MEETING
May 1, 2003

Chair Anita Varone called the meeting to order at 9:00 a.m.

Commissioners Murray and Tinsley were present. Others attending all or a portion of the meeting included Ron, Sharon, Marni Bentley, Jerry Grebenc, Paul Spengler, Jason Mohr, and Carole Byrnes.

Pledge of Allegiance. Everyone recited the pledge.

Proclamation. Commissioner Murray moved to approve the proclamation for Sgt. Charles Horgan, a U.S. Army soldier wounded in Iraq. Sgt. Horgan recently returned to his home in Jefferson City. Commissioner Tinsley seconded the motion and it carried unanimously.

Notice of Intent To Apply for Weapons of Mass Destruction Exercise Grant. Paul Spengler requested that the county submit to the U.S. Department of Justice a letter of intent requesting up to \$1,000 to participate in a Domestic Preparedness Exercise Grant. No match requirement is needed. Commissioner Murray moved to submit the grant and authorize the chair to sign. Commissioner Tinsley seconded the motion and it carried unanimously.

Proposed Major Subdivision, Preliminary Plat to be Known as the Hayfield Estates Major Subdivision. (cont. from 4/15/03). The applicant, Douglas Sparrow, proposes to create 25 lots, each for one single-family dwelling. The proposed subdivision is generally located approximately ¼ mile south of York Road and east of and adjacent to Valley Drive. Jerry Grebenc responded to the Commission's previous questions regarding (1) fencing versus notification, and (2) written verification of East Valley Volunteer Fire Department's requirements. Mr. Grebenc stated the Deputy County Attorney indicated fencing would not increase the county's liability. The applicant has agreed to install a 30,000-gallon concrete storage tank with a six-inch dry hydrant and auto fill for fire protection. The tank shall be located in the wastewater treatment area on the northeast corner of the subdivision. The tank can also be used for future growth of the subdivision. There are no variance requests. Commissioner Tinsley moved to approve the proposal subject to 19 conditions as recommended by staff. Commissioner Murray seconded the motion.

Amendments to Conditions of Approval.

Condition 6. Commissioner Murray moved to modify the condition to read, "The applicant shall provide a neighborhood cluster mailbox unit for the entire subdivision within the subdivision." Commissioner Tinsley seconded the motion and it carried unanimously.

Condition 7. Commissioner Murray moved to include the East Valley Volunteer Fire Department Chief's recommendation as the fire plan. Commissioner Tinsley seconded the motion and it carried unanimously.

Condition 8. Commissioner Varone stated for the record she reluctantly agrees to this condition stating it is unfair the applicant pay for improving the entire road network within the subdivision; the county needs to establish an RID for this area.

Condition 13.b. Commissioner Murray moved to accept the language change to read “adopted state residential building codes.” Commissioner Tinsley seconded the motion and it carried unanimously.

Condition 13.r. Commissioner Murray moved to approve adding this new condition to read, “Notification that the residents of the subdivision shall be responsible for the maintenance and repair of the fencing along the Helena Valley Irrigation District’s irrigation canal” as recommended by staff. Commissioner Tinsley seconded the motion and it carried unanimously.

Condition 15. Commissioner Varone stated for the record she disagrees with the fencing requirement.

Commissioner Tinsley expressed his concerns regarding the irrigation ditch.

The motion to approve the proposed subdivision as amended carried unanimously.

Resolution of Intention to Alter the Boundaries of the Lakeside Fire Service Area to Annex Adjacent Land. Marni Bentley reported a petition was received requesting annexation into the Lakeside Fire Service Area. The petition met the statutory requirements. The public hearing will be held June 3 with an effective date of August 3. The 50 properties and assessments would be removed from the Lewis and Clark Fire Service Area and moved into the Lakeside Fire Service Area. Staff recommends approval. Commissioner Murray moved to approve the resolution and authorize the chair to sign. Commissioner Tinsley seconded the motion and it carried unanimously.

Resolution Naming Roads in the Baxendale Fire District. Marni Bentley reported petitions were received from adjacent landowners requesting certain roads be named Accristo Road and South Fork Creek Road and addresses be reassigned. Staff recommends approval. Commissioner Tinsley moved to approve the resolution and authorize the chair to sign. Commissioner Murray seconded the motion and it carried unanimously.

Resolution Declaring County Property Surplus Property. Ron Alles reported the resolution is to surplus various items from county departments. Commissioner Murray moved to approve the resolution and authorize the chair to sign. Commissioner Tinsley seconded the motion and it carried unanimously.

There was no other business and the meeting adjourned at 9:40 a.m.