

Commissioners Minutes

December 3, 2024 – 3:03 p.m. to 3:21 p.m.

CONTINUATION OF PUBLIC HEARING: REQUEST BY DARIN TAYLOR, SUBDIVISION MAKER, LLC, REPRESENTING RYAN AND HEIDI WALKER, FOR A CONDITIONAL REZONE OF AN "A" (AGRICULTURAL) ZONE TO "CR-RR" (CONDITIONAL REZONE - RURAL RESIDENTIAL) ZONE, CASE NO. CR2021-0012; AND THE SHORT PLAT FOR EDENBROOK ESTATES SUBDIVISION, CASE NO. SD2021-0057

Commissioners Brad Holton, Zach Brooks and Leslie Van Beek

DSD Principal Planner Michelle Barron

Darin Taylor

Ryan Walker

Deputy Clerk Monica Reeves



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The Board met today at 3:03 p.m. for a continuation of the public hearing regarding the request by Darin Taylor, representing Ryan and Heidi Walker, for a conditional rezone of an "A" (Agricultural) Zone to a "CR-RR" (Conditional Rezone - Rural Residential) Zone, Case No. CR2021-0012. The request includes a short plat for Edenbrook Estates Subdivision, Case No. SD2021-0057. Present were: Commissioners Brad Holton, Zach Brooks and Leslie Van Beek, DSD Principal Planner Michelle Barron, Darin Taylor, Ryan Walker, and Deputy Clerk Monica Reeves. At the October 22, 2024 hearing, the Board voted unanimously to approve the conditional rezone, but the short plat was continued to November 20, 2024 so that the applicant could come back with the additions to the preliminary plat and the notations discussed at the October 22nd hearing. On November 20, staff advised that the engineer needed additional time for review so the hearing was continued to December 3, 2024. DSD Principal Planner Michelle Barron said there are still some questions on the plat that the engineer wants to verify but she is not in the office today. The Board can talk about the preliminary plat today with the condition that any requirements put forth by the County engineer will be taken care of before approval of the final plat, which can be considered at a later date. There was discussion regarding the engineer's review. Commissioner Holton said the front two lots were not part of this project and were different from the three lots and he wants to make sure that issue got resolved and he wants to see it on the plat. Darin Taylor said he is ready to proceed with the preliminary plat hearing today and said since the last meeting they have reprinted the mylar and obtained signatures from all of the agencies, including the County Treasurer in anticipation of today's hearing. The closures for the boundary and the lots have been checked by the County Assessor and the surveyor, and if the County Engineer is also doing that it seems like there are a lot of people doing the same thing. If we proceed with the hearing today nothing will need to be continued, and the final plat can be placed on the Board's agenda once the engineer has approved it. Commissioner Holton said the contract engineer has not looked at the plat and that gives him pause. He then made a motion to continue the short plat for Edenbrook Estates to December 11, 2024 at 4:00 p.m. The motion was seconded by Commissioner Brooks and carried unanimously. The hearing concluded at 3:21 p.m. An audio recording is on file in the Commissioners' Office.