

Tropic Town Planning Commission Meeting
Held Thursday, February 5, 2015
Tropic Town Heritage Center at 6:00 p.m.

PRESENT: Dan Cloud and Damon Brinkerhoff; Marie Niemann – Town Clerk

OTHERS: Jason Bybee, Travis LeFevre, and Gary Bybee

CALL TO ORDER: Dan Cloud

MINUTES: No minutes to approve

Bryce Pioneer Village: A swimming pool project was discussed and approved in 2013; the project was delayed and Travis LeFevre would like the commission to re-approve the project as began to move forward. The size is 15 x 30 with the depth 3 feet – 5 feet; a 3 foot deep hot tub would also be built. Any drainage would go into the wash; filter could be used if needed. All setbacks and other requirements were in compliance. A motion was made by Dan Cloud to recommend this project to the Town Council for re-approval for a building permit; Second by Damon Brinkerhoff.

Gary Bybee: Commercial Property - Mr. Bybee attended planning commission meeting to discuss future development on his property located at 41 South Main Street. Gary had no set project, but asked about additional w/s hookups. It was explained that there are some issues with the sewer lagoon's capacity; possibly additional hook ups would not be approved. Planning commission liaison for the Town Council Jason Bybee, explained to Gary that reports on the BOD testing of the lagoon showed the Town has doubled its capacity load; contrary to what the Town's engineer's Jones & DeMille's study reported.

Discussed possible usage, Mr. Bybee has one w/s connection that he can use; currently it is a residential connection and would be changed to a commercial connection if he put in a business. Dan Cloud expressed concern with drainage and asked Gary to include this when drawing up plans for this property.

Adjourn

Approved this 3rd Day of December 2015

Marie H. Niemann