

**MINUTES  
BOX ELDER COUNTY PLANNING COMMISSION  
JULY 18, 1996**

The Board of Planning Commissioners of Box Elder County, Utah met in regular session in the Commission Chamber of the Box Elder County Courthouse, 01 South Main in Brigham City, Utah at 7:00 p.m. on July 18, 1996.

The following members were present constituting a quorum:

Richard Kimber	Chairman
Jon Thompson	Member
Louis Douglas	Member
Stan Reese	Member
Royal Norman	Commissioner/Member
David Tea	Member
LuAnn Adams	Recorder/Clerk

<b>EXCUSED:</b>	Deanne Halling	Member
	Denton Beecher	Ex-Officio member, Surveyor

**AGENDA: (ATTACHMENT NO. 1)**

**CHAIRMAN RICHARD KIMBER PRESENTED THE MINUTES OF JUNE 6, 1996 FOR APPROVAL. A MOTION WAS MADE BY JON THOMPSON TO APPROVE THE MINUTES AS WRITTEN. THE MOTION WAS SECONDED BY COMMISSIONER NORMAN AND UNANIMOUSLY CARRIED.**

**CONDITIONAL USE PERMIT NO. #58: CACHE ASPHALT PRODUCTS AND PAVING INC. - NATHAN HAWS**

Nathan Haws told the Commission that his company has made an arrangement with Rupp Trucking Company to lease a portion of their sand and gravel pit. They would like to set up an emulsified asphalt plant. The asphalt will be mixed in a cement mixing truck, and the mix is not heated up to high temperatures. They will have the capabilities to do overlay work as well as patching. Mr. Haws feels there is a real need in this area because his product can be transported long distances; if covered it can be stored. He said the plant will be a prototype plant, and they will be starting out very small. He also said they have put in an application with UDOT for a right-of-way. Discussion then centered around dust control.

MOTION: A motion was made by Jon Thompson to recommend to the County Commissioners that they approve the conditional use permit #58 for Cache Asphalt Products and Paving Inc. with the following conditions: (1) The driveway from US Hwy 38 be asphalted to the operation and the whole staging area be treated with slurry mix (2) They maintain all air quality and environmental requirements (3) Responsibility for any environmental spillage or containment be placed on the owner for the permittee, and that the county reserves the right to have EPA inspect for any violation (4) All noise emission shall be within EPA and OSHA requirements, and that they meet all safety requirements required by OSHA (5) The operation be restricted to 5:00 a.m. until 10:00 p.m. The motion was seconded by Stan Reese and unanimously carried.

**DUMMAR MINOR SUBDIVISION**

Discussion centered around the access road to be paved. Frontage access was also discussed.

MOTION: A motion was made by Commissioner Norman to approve the concept plan for the Dummar Minor Subdivision based on the following: that the private access road be an engineered paved road and that the frontage road be not less than 40 feet wide along the 254.80 feet, the width of the lot, and that they approve Lot No. 2 based on a road right-of-way across the property, and also pending approval of septic tank approval for Lot No. 2. The motion was seconded by David Tea and unanimously carried.

**VERN GORDON PETTY SUBDIVISION**

MOTION: A motion was made by Jon Thompson to approve the Vern Gordon Petty minor subdivision and authorize the chair to sign the plat. The motion was seconded by Louis Douglas and unanimously carried.

**HAL PROBST MINOR SUBDIVISION**

MOTION: A motion was made by Jon Thompson to approve the Hal Probst minor subdivision located north of Bear River City and authorize the chair to sign the plat. The motion was seconded by Stan Reese and unanimously carried.

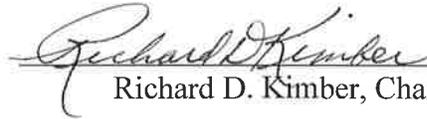
**CONCEPT PLAN FOR PARK WEST ESTATES**

MOTION: A motion was made by Stan Reese to approve the Park West Estates Concept Plan. The motion was seconded by Jon Thompson and unanimously carried.

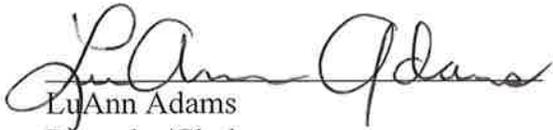
ADJOURNMENT

A motion was made by Stan Reese to adjourn. The meeting adjourned at 8:47 p.m.

Passed and adopted in regular session this 15 day of August, 1996.

  
Richard D. Kimber, Chairman

ATTEST:

  
LuAnn Adams  
Recorder/Clerk



**AGENDA**  
**BOX ELDER COUNTY PLANNING COMMISSION**  
**MEETING PLACE; COUNTY COMMISSION CHAMBERS**  
**BOX ELDER COUNTY COURTHOUSE**  
**BRIGHAM CITY, UTAH**

1. Public agenda for the Box Elder County Planning Commission meeting scheduled for July 25, 1996 at 7:00 P.M.  
*18*
2. Notice given to the newspaper this 16th Day of July 1996.
3. Approval of the minutes of June 6, 1996.
4. Scheduled Delegations:
  - A. Conditional use permit No. #58.  
Cache Asphalt Products & Paving Inc.  
Nathan Haws.
  - B. Minor Subdivions.
  - C. Concept plan for Park West Estates.
  - D.
  - E.
  - F.
  - G.
  - H.
  - I.
  - J.
5. Old Business:
  - A.
  - B.