

City of New Plymouth
Planning and Zoning Commission
Immediately Following the Public Hearing
23 February 2015

The New Plymouth Planning and Zoning Commission held their regular meeting at the New Plymouth City Hall on 23rd of February 2015 at 7:15 pm. Roll call was taken. Chairman Tegethoff was not present therefore Commissioner Allen conducted the meeting. Commission members LaCrone, King, and Balcer were in attendance. Staff members Danielle Painter, secretary of the commission, and Beau Ziemer, Public Works Superintendent were also in attendance.

Guests included were Beth Earles and Dion Zimmerman.

Zone Change – New Plymouth Elementary

Commissioner Allen asked the other commissioners what their thought was on all this.

Commissioner Balcer stated she feels they can just leave it residential and have them apply for a conditional use permit. Commissioners King and LaCrone agreed.

Commissioner King motioned to have the zoning remain unchanged and for a conditional use permit be brought before the P&Z Commission. Commissioner Balcer seconded the motion. The voting was unanimous in favor of the motion.

Zone Change – New Plymouth Middle School

Commissioner Balcer motioned to have the zoning remained unchanged and keep current conditional use permit in place. Commissioner King seconded the motion. The voting was unanimous in favor of the motion.

Set-back Discussion – Beau Ziemer

Beau approached the commission and stated the current set-back for Residential A, B, C, are 25ft. in the front yard, 8ft. on each side, and 20ft. in the rear yard. There has been some discussion with builders and they believe that residential b zones are more “dense housing” meaning closer together, so the builders believe we should give a little on our set-backs or change the ordinance. Beau explained that he did compare out set-backs with other cities. There was a significant difference between City of New Plymouth and Emmett and Fruitland with the rear yard set-back. Emmett’s is 7ft. and Fruitland’s is 10ft. There was discussion on why the builders would like the set-back changed due to building closer to the property lines. Beau stated the reason he is bringing this up now, is if the P&Z Commission recommends to change the set-back on residential b ordinance, this would allow time for publishing or what not. Commissioner King stated these setback limit the builder on what size of home they can put on the property. Beau and the commissioners went over the current zoning map so they could get an idea of which areas are zoned residential b. Commissioner Balcer was not in favor of changing the set-backs due to this could bring a lot of problems building neighbors closer together. The commission continued to discuss the negative effects it would have the community or subdivision. Beau Ziemer explained that we don’t need a motion, this what just more of an informative thing and to see if they would like to have it on the next agenda. The commission did not like the idea of the change but were told they have until next week if one of them decided to

change their mind.

Commissioner LaCrone motioned to adjourn the regular meeting seconded by Commissioner Balcer. The voting was unanimous in favor of the motion.

The Public Hearing adjourned at 7:25 pm.

Teresa Allan, Chairman

Danielle Painter, Secretary