

Minutes of the **Regular Meeting** of the **Riverdale Planning Commission** held Tuesday, **August 9, 2005** at 6:30 p.m. at the Riverdale Civic Center, 4600 South Weber River Drive.

Members Present: Greg Limburg, Chair
Don Farr
Brent Coleman
Kathy Eskelsen
Don Hunt
Kathy Tanner

Members Excused: Allen Miller

Others Present: Jan Ukena, City Planner
Michelle Douglas, Planning Commission Secretary
Jamilyn Richards Brooke Dow George Warren
Mike Allred

Chair Limburg called the meeting to order and welcomed all those in attendance. He excused Commissioner Miller, acknowledged that all other members were in attendance and welcomed Staff.

Conditional Use Permit / Home Occupation Application

Jamilyn Richards- Doodles for Decorating

Brook Dow - Doodles for Decorating

Ms. Jamilyn Richards and Brook Dow were present at the meeting to discuss their conditional use permit for two separate home-based businesses for making vinyl lettering and wood signs and lettering. Ms. Richards added that the lettering they produce can go on a home and they make business decals as well.

Chair Limburg noted that Ms. Richards and Ms. Dow will be doing this business together. Ms. Richards indicated that is correct, and they will each have their own business license. She went on to explain that she does the wood cutting and Ms. Dow does the vinyl cutting. It was explained that the vinyl cutter fits on a desk next to a computer.

Ms. Richards explained that individuals will not be coming to her dwelling. She and Ms. Dow will be having home parties to sell their products. In addition, they do not keep a large inventory on hand; they go and purchase their supply after they have a party.

It was questioned what types of things would be completed in the garage and if more than 25 percent of the garage would be utilized. Ms. Richards indicated that she would be using her garage to cut and paint wood; she informed the Commission that she would not use more than 25 percent of the garage.

Motion Commissioner Coleman moved to grant the conditional use permit for a home occupation located at 1091 West 4200 South for Jamilyn Richards, Doodles for Decorating, as requested. Commissioner Eskelsen seconded the motion. The motion passed unanimously.

Motion Commissioner Tanner moved to grant the conditional use permit for a home occupation located at 837 West 3950 South for Brooke Dow, Doodles for Decorating, as requested. Commissioner Hunt seconded the motion. The motion passed unanimously

George Warren - Kizzazz Power Performance

Mr. George Warren was present at the meeting to discuss his conditional use permit for catalog sales. Chair Limburg asked Mr. Warren to pronounce the name of his business. Mr. Warren did, and he informed the Commission that the name of the business is the name on his boat.

Mr. Warren informed the Commission that none of his clients will come to the dwelling. His clientel consists of individuals he meets at Lake Havasu and Lake Powell. In addition, his business will be limited to catalog sales and the items that are ordered will be shipped directly to his clients. He went on to say there will not be any traffic, inventory or signage at the dwelling.

Motion Commissioner Hunt moved to grant the conditional use permit for a home occupation located at 358 W Cherry Drive for George Warren, **Kizzazz Power Performance**, as requested. Commissioner Coleman seconded the motion. The motion passed unanimously

Joel Kenny - Kenny Law Firm LLC

Mr. Joel Kenny was not present at the meeting; no action was taken.

Michael Allred - Senior Specialty Services

Mr. Michael Allred was present at the meeting to discuss his conditional use permit for the installation of safety hardware. He went on to explain the main thing he installs is grab bars for older individuals that need assistance. He noted that he has had some success with his business; however, he said in order for him to advertise his business, he needs to obtain a business license.

Chair Limburg explained in order to have this type of license, he cannot have any one job over \$999. because it falls under the handyman's classification and if he does start to go over that amount, he would need to get a contractor's license. Mr. Allred indicated that he understood, and he did not foresee any problems with the limitation. Mr. Allred informed the Commission that he has a storage facility where he stores the majority of his supplies; however, he keeps his tools at his dwelling.

Motion Commissioner Eskelsen moved to grant the conditional use permit for a home occupation located at 1081 W 4650 South for Michael, Senior Specialty Services, as requested. Commissioner Coleman seconded the motion. The motion passed unanimously.

With no further business to come before the Commission at this time, Commissioner Eskelsen moved to adjourn the meeting. Commissioner Coleman seconded the motion. The motion passed unanimously. The meeting adjourned at approximately 6:45 p.m.

Attest:

Approved: August 23, 2005

Michelle Douglas
Planning Commission Secretary

Don Farr, Chair