

## **TOLAR CITY COUNCIL MINUTES – FEBRUARY 26, 2018 – REGULAR MEETING**

The City of Tolar Council met on Monday, February 26, 2018 at 6:00 P.M.

Present: Matt Hutsell, Mayor Pro-Tem  
Sally Grimes  
Chip Foster  
Craig Davis  
Kevin Fron

Absent: Terry Johnson, Mayor

City Staff Present: Joyce Johnson, City Secretary  
Zach Cox, Planning & Zoning, Code Enforcement  
Derek Malone, Director of Public Works

### **CALL TO ORDER**

Meeting was called to order at 6:00 p.m.

### **ROLL CALL**

Matt Hutsell, Sally Grimes, Chip Foster Craig Davis and Kevin Fron were present. Mayor Johnson was absent.

### **PUBLIC HEARING**

Public hearing opened at 6:01 P.M.

1.) To receive comments for subdivision of two additional lots to be zoned R6 for property located at 9100 Asbury Rd.

Resident from Parkview Subdivision stated that the POA owned fifteen feet of the road right of way and plat should not be approved. Plat for the Parkview subdivision was presented for viewing, after much discussion it was understood that the Parkview POA does not own fifteen feet of the city right of way. No further discussion was held.

2.) To receive comments for zoning corrections from Industrial to R8 for properties located at 8201 and 8301 W. Hwy 377, and zoning corrections from Industrial to Highway Commercial for properties located at 8311, 8315 and 9015 W. Hwy 377.

Properties were zoned incorrectly at the time zoning ordinance was adopted in 2011. Current zoning is what the comprehensive plan calls for future development, not for what property currently is. No concerns were voiced.

3.) To receive comments on changes to Section 31.2 Accessory Buildings Regulations of the zoning ordinance.

Current regulations allow a maximum size of 320 sq. ft., new changes would allow for buildings to cover a maximum of 40% of property. This would include the residence and other buildings. No concerns were voiced.

Public hearing closed at 6:16 P.M.

### **CITIZENS APPEARANCE (3 minute limit-Council may not respond)**

None

### **APPROVAL OF MINUTES-REGULAR MEETING**

January 22, 2018 regular meeting

Motion by Chip Foster, second by Sally Grimes to approve minutes as recorded.  
Motion carried 5/0

## **NEW BUSINESS**

- 1.) Presentation and acceptance of the 2017 fiscal year audit by Michael Hamby of Merritt, McLane and Hamby, P.C.

Audit was presented by Michael Hamby, city is in good financial standing. There are no concerns or issues over internal controls, all financial information was provided for audit. Audit was clean, no fraud, misappropriations, ~~no~~ found.

Motion by Sally Grimes, second by Kevin Fron to accept the 2017 fiscal year audit as presented.  
Motion carried 5-0

- 2.) Discuss and consider approval of final plat for subdivision and zoning (R6) of two additional lots for property located at 9100 Asbury Rd.

Motion by Craig Davis, second by Sally Grimes to approve plat as presented and zoning of R6 of the two additional lots at 9100 Asbury Rd.  
Motion carried 4-0. Matt Hutsell abstained.

- 3.) Discuss and consider approval of zone corrections from Industrial to R8 for properties located at 8201 and 8301 W Hwy 377 and for properties located at 8311, 8315 and 9015 W Hwy 377 from Industrial to Highway Commercial.

Motion by Chip Foster, second by Craig Davis to approve zone correction for properties located at 8201 and 8301 W Hwy 377 from Industrial to R8 and properties located at 8311, 8315 and 9015 W Hwy 377 from Industrial to Highway Commercial.  
Motion carried 5-0

- 4.) Discuss and consider approval of changes to Section 31.2 Accessory Building Regulations of the zoning ordinance, by removing maximum allowed size of 320 sq. ft., to total allowable size of building to 40% total coverage of property including residence.  
Motion by Chip Foster, second by Craig Davis to approve changes to Section 31.2 Accessory Buildings as presented.  
Motion carried 5-0

- 5.) Discuss and approve Ordinance 2018-01 budget amendments for the water funds to allow the purchase of a sludge box and necessary components.

Line item for funds to be transferred to capital improvement fund will be transferred to line item for capital purchases. Budget totals will not change, only line item amounts.

Motion by Kevin Fron, second by Sally Grimes to approve budget amendments as presented.  
Motion carried 5-0

- 6.) Approve financials, bank reconciliations and accounts payable

Motion by Sally Grimes, second by Chip Foster to approve financials as presented.  
Motion carried 5-0

## **STAFF REPORTS**

- 1.) Public Works

Grant work on water lines and sewer lines improvements is just about finished. Sludge box will be ordered and should be delivered in about six weeks.

2.) Code Enforcement / Planning and Zoning

Zach Cox spoke to council about the possibility of selling Oak Street right of way to Mr. Garcia for parking lot. Right of way is currently being used for entrance and parking. Mr. Garcia needs to purchase in order to have a parking lot. City attorney will be contacted regarding the possibility of this. Council suggested to lease it to Mr. Garcia for one dollar a year and allow him to pave it. There are currently city utilities in the right of way. Further discussion will be held at a later date, no action was taken on this item.

3.) Administrative

No report

4.) Council

EDC meeting was held two months ago, seeking bids on sidewalks and lighting for the atrium area.

**EXECUTIVE SESSION**

None

**ACTION ON ITEMS TAKEN UP IN EXECUTIVE SESSION**

No action was taken

**ANNOUNCEMENTS**


Regular meeting March 19, 2018 @ 6 P.M.  
City Hall closed on March 30<sup>th</sup> for Good Friday

**ADJOURN**


Motion by Sally Grimes, second by Craig Davis to adjourn meeting at 6:50 P.M.  
Motion carried 5-0



APPROVED:

  
Terry R. Johnson, Mayor

ATTEST:

  
Joyce Johnson, City Secretary