

**Bountiful City**  
**Administrative Committee Minutes**  
**April 7, 2014**

**Present:** Acting Chairman – Dave Badham; Committee Member – Lloyd Cheney; Assistant Planner – Royce Davies; and Recording Secretary – Julie Holmgren.

**Absent:** John Marc Knight (Excused)

1. Acting Chairman Badham opened the meeting at 5:35 p.m. and all present introduced themselves.

**2. Consider approval of minutes for March 31, 2014.**

Mr. Cheney made a motion to approve the minutes for March 31, 2014.

Mr. Badham seconded the motion.

  A   Mr. Cheney

  A   Mr. Badham

Motion passed 2-0

**3. Consider approval of a Lot Line Adjustment at 810 E. 500 S. and 820 E. 500 S., Dave Hansen, applicant.**

Matt Vance (587 S. Cedar Cir., Bountiful), representing the applicant, was present. Royce Davies presented the staff report.

The Applicant is applying for a Lot Line Adjustment to transfer property from 810 East 500 South to 820 East 500 South. Both properties are located in the R-4 single-family residential zone. The Lot Line Adjustment will transfer approximately 1331 square feet from 810 East 500 South to 820 East 500 South. The southern property line of 820 East 500 South will be moved to the south approximately 18.7 feet. The width of the property will be maintained with the exception of a diagonal cut on the southeast corner.

No new lots are being created in this transfer so an amended subdivision plat is not required. The amended properties would still conform to the setbacks and lot sizes for this zone required in the City's Land Use Ordinance. No easements will be effected on either property.

Based on findings, Staff recommends approval for a lot line adjustment, with the following condition:

1. The approved lot line adjustment is recorded with Davis County.

A brief discussion ensued regarding the properties involved and the existing easement. Mr. Cheney made a recommendation that the easement be vacated at a minimum.

Mr. Cheney made a motion to approve the lot line adjustment at 810 E. 500 S. and 820 E. 500 S. with the suggestion that the easement be vacated at a minimum.  
Mr. Badham seconded the motion.

A Mr. Cheney  
A Mr. Badham

Motion passed 2-0

NOTE: The property listed above as 820 E. 500 S. should actually have been listed as 814 E. 500 S. Both properties are owned by the same person, Shirlee J Hansen.

4. **Consider approval of a Conditional Use Permit, in written form, to allow for Solar Panels at 924 N. 400 E., Nathan Mann, applicant.**

Mr. Badham made a motion to approve the Conditional Use Permit letter, in written form, for Solar Panels at 924 N. 400 E., Nathan Mann, applicant.  
Mr. Cheney seconded the motion.

A Mr. Cheney  
A Mr. Badham

Motion passed 2-0

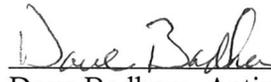
5. **Miscellaneous business and scheduling.** Acting Chairman Badham ascertained that there were no further items to discuss.

Mr. Badham moved to adjourn.  
Mr. Cheney seconded the motion.

A Mr. Cheney  
A Mr. Badham

Motion passed 2-0

The meeting was adjourned at 5:45 p.m.

  
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Dave Badham, Acting Chairman