

RECORD OF PROCEEDINGS

Meeting of the Evansville Town Council, Evansville, Wyoming

September 22, 2014

The regular meeting of the Evansville Town Council of the Town of Evansville, County of Natrona, State of Wyoming, was held at 7:00 p.m. in the Council Chambers of the Town Hall.

The meeting was called to order by Mayor Phil Hinds at 7:00 p.m. and upon roll call the following were present: Mayor Phil Hinds, Council Members Doug White and Jennifer Fowler, Town Attorney Phil Willoughby, Town Engineer Shane Porter, Town Planner Scott Radden, Town Treasurer Peggy Nading, Chief of Police Tom Laughrey, Assistant Fire Chief Matt Gacke, Public Works Representatives Brian Boettcher and Dale Brown, Town Clerk Janelle Underwood, and interested citizens.

Council Member Tiffany Dutton, Council Member Ernie Blackford, and Fire Chief Leo Malsom asked to be excused.

Mayor Hinds led the Pledge of Allegiance.

APPROVAL OF AGENDA: Motion was made by Doug White and seconded by Jennifer Fowler to approve the agenda. Motion carried.

APPROVAL OF MINUTES: The minutes for the regular meeting on September 9, 2014, and the minutes for the workshop on September 15, 2014, were presented for approval. Motion was made by Jennifer Fowler and seconded by Doug White to approve the minutes as written. Motion carried.

ORDINANCE #6-2014: An Ordinance Amending Chapters 28.4.1 and 28.6.3 – Digital Signs. Third and final reading. No motion was made to pass Ordinance #6-2014 on third and final reading. Ordinance #6-2014 died.

APPROVAL OF REPLAT-01-2014 AND RESOLUTION 8-2014: A Replat of Lot 9A, Block 10, Town of Evansville – A vacation and replat of Lots 9-12, Block 10, Town of Evansville, Wyoming. (Owner/Applicant: Mike Drelicharz) Town Planner Scott Radden provided the following staff report.

Background:

Mr. Mike Drelicharz, the owner of record for Lots 9-12, Block 10, Town of Evansville, has submitted an application for a vacation and replat of the subject property to form one Lot: Lot 9A, Block 10, Town of Evansville. There is an existing accessory 280 square foot structure on Lot 9, and a manufactured home (primary structure) on Lot 10. The primary structure that lies mostly on Lot 10 encroaches slightly into Lot 11. The replat is necessary to legally permit a primary structure, a (future) detached garage and still keep the existing accessory building.

Town Planner Scott Radden advised that the Planning and Zoning Commission met on September 16, 2014 and found the replat complies with requirements and recommends a “Do Pass” recommendation to the Evansville Town Council for the vacation and replat of Lots 9 – 12, Block 10; Town of Evansville to form Lot 9A, Block 10, Town of Evansville.

Motion was made by Doug White and seconded by Jennifer Fowler to approve Replat 01-2014 - A Replat of Lot 9A, Block 10, Town of Evansville – A vacation and replat of Lots 9-12, Block 10. Motion carried.

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Town Clerk read Resolution #8-2014 – A Resolution Approving Vacation and Replat of Lots 9-12, Block 10, Evansville to form Lot 9A, Block 10, Evansville. Motion was made by Jennifer Fowler and seconded by Doug White to approve Resolution #8-2014. Motion carried.

APPROVAL OF SITE PLAN-07-2014: Site Plan application to build Phase II Addition to the existing RV Park located on Lots 1 & 2, Cole Creek Industrial Park, Town of Evansville. (Owner/Applicant: River's Edge RV & Cabins Resort, LLC / Michael Porter). Town Planner Scott Radden provided a staff report.

Background:

The Town of Evansville has received a site plan application for Lots 1-2, Cole Creek Industrial Park for the construction of Phase II, of the original River's Edge Recreational Vehicle Park, with an existing 2,240 square foot office building, and a 320 square foot bath and laundry house. Total area of the site totals 14.3 acres. The original site plan was approved in August, 2009. The proposed (revised version) to the original includes a proposed 5,000 square foot shop, a basketball area, two (2) double cabins, and a general modification to the original site plan layout in lots, roads, and drainage. The site is zoned Heavy Industrial (I-H), and Recreational Vehicle Parks are an allowed use in this zoning district.

Town Planner Scott Radden advised that the Planning and Zoning Commission met on September 16, 2014, and forward a "do pass" recommendation to the Evansville Town Council for Phase II of the original Site Plan for River's Edge RV Park subject to the following conditions:

1. That the revised Site Plan will be recorded with the original Site Plan and Site Plan Agreement with the Natrona County Clerk's office which states construction will comply with all design provisions as shown on the site plan including parking, landscaping, replanting, drainage, and other improvements.
2. That the water and sewer line design and fire hydrant spacing be approved by the Town Engineer prior to Town Council approval.
3. The Owner obtains all required building permits and complies with all Evansville Code and inspection requirements and State and Federal regulations.

Motion was made by Doug White and seconded by Jennifer Fowler to approve Site Plan 07-2014 to build Phase II Addition to the existing RV Park located on Lots 1 & 2, Cole Creek Industrial Park Town of Evansville. Motion carried.

APPROVAL OF BUSINESS LICENSE: Business License application for Premier/Protek Chemical Products, Inc. was presented for approval. After review of the application, motion was made by Doug White and seconded by Jennifer Fowler to approve the business license application for Premier/Protek Chemical Products, Inc. Motion carried.

APPROVAL OF BUILDING PERMITS: Building Permit Applications #4092 through #4097 were presented to the Governing Body for approval. The applications were for a fence, re-roofs, and a mobile home. After review of the applications, motion was made by Doug White and seconded by Jennifer Fowler to approve permits #4092 through #4097. Motion carried.

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ENGINEER'S REPORT: Town Engineer Shane Porter reported that the advertisement for bids has started for the Fire Station Garage and that the bids will be due on October 7, 2014. He stated that so far, a couple of contractors have picked up bid packets for the project.

Motion was made by Doug White and seconded by Jennifer Fowler to approve the Engineer's report. Motion carried.

PUBLIC COMMENTS: During public comments, Jerry Galles with Bar D Signs asked the Governing Body what the Town of Evansville is going to do in regards to the sign ordinance.

Mayor Hinds stated that the Town is going to wait and see what the City of Casper does so that the Town does not have to re-invent the wheel.

ADJOURNMENT: There being no further business, motion was made by Doug White and seconded by Jennifer Fowler to adjourn at 7:15 p.m. Motion carried.

APPROVED:


Phil Hinds, Mayor

ATTESTED:


Janelle Underwood, Town Clerk