

Zoning Commission Meeting, May 5, 2025

Meeting held at Sheridan Senior Center, 201 E. Crofoot.

*Notification of meeting was posted at OPPORTUNITY BANK, WALTER'S IGA, CITY HALL, SHERIDAN LIBRARY, SHERIDAN POST OFFICE , AND GAS STATION. In the future, the Sheridan Senior Center will be added.

Attendees: Charlie Rossiter, Jan Bowey, Tom Roberts, Anne Wentz, and Ann Good.

Guests: Dylan Pipinich (WGM), Patricia Wang, and Russell Heward.

Meeting was called to order at 6:42 by Charlie Rossiter. Anne W. lead the group in the Pledge of Allegiance.

PUBLIC COMMENT: There was none at this time.

MINUTES: Minutes from April meeting were approved as amended.

NEW BUSINESS: Russell Heward of 513 Tolson requested approval/comments on a proposed shop outbuilding, 24x36, at his address. He voiced issues with neighbors, an alleged HOA that no one could trace to address his concerns. Jan moved and Tom seconded that we not address HOA issues without legal advice. Motion carried. There were also questions with setbacks, a utility easement. Ann felt we couldn't make a motion until further information was secured. Tom and Ann will visit the site to further assess the situation.

NOTE: Patricia Wang arrived at 6:50

- Russell Heward left at 7:00

OLD BUSINESS: Dylan presented the committee with a Zoning District Rough Draft for the Town of Sheridan. It included potential districts to

be considered and suggestions of specific uses allowed in each district. It also included a myriad of definitions that could be potentially added to our zoning draft. He requested that we peruse these documents and send him our comments. He in return would comment back to us the laws, reasoning, etc, for his inclusion of items. He wants us to consider the PURPOSE for each district, permitted uses in each district and the definitions we wish to include.

It was decided to have a workshop on Tuesday June 13 at 1:00 pm at the Senior Center if it is available. This will be a public meeting.

Note. Patricia Wang left at 7:30 pm.

UPDATED assigned areas were given to Tom and Ann G. to become familiar with as to potential nonconforming uses. We do NOT want to make the zoning prohibitive for existing situations that are working.

CITY COUNCIL update was given by Jan. She mentioned the amended map for the proposed subdivision , THE CROSSINGS down to 5 lots.

She also mentioned that in October the interim zoning ordinance now in place would expire. She said that the current council was supportive of a zoning ordinance, but they will be up for reelection at year end.

Next meeting scheduled for June 2 at 6:00 pm. Charlie wants to keep the meetings at 2 hours or under. All felt this was a good idea.

Tom moved and Jan seconded for adjournment at 8:20.

Respectfully submitted,

Ann Good, Secy pro tem