

City of Highland

Planning Commission Meeting

July 19, 2022

Special Meeting

AGENDA

1. Call to Order
2. Roll Call
3. New Business:
 - Barry Chase – permit extension – will not be attending
 - Jeff Freeman – Construction of Quonset hut by Woods Plumbing
4. Open for Discussion
5. Announcements/Comments:
6. Motion to Adjourn

**CITY OF HIGHLAND
PLANNING COMMISSION MEETING
July 20, 2022
Special Meeting**

The requested special meeting of the Planning and Zoning Commission for Tuesday, July 20, 2022, was called to order at 6:01 pm by Chairperson Kenneth Massey. During roll call the following Commissioners answered to their names: Roy Johnson, Ramona Lindley, and Michael Burton. Absent were commissioners Ryan Lamb, Jeff Kamps, Tim Evans, and Clerk Edith Elliott.

Consideration of Minutes:

There are no minutes to consider as this is a special meeting for guests who were present at the regularly scheduled meeting held, July 05, 2022. There was not a quorum for the requests to be heard at the meeting, hence this meeting.

Old Business

There was no old business to discuss, see consideration of minutes, above.

New Business

Mr. Jeff Freeman and Ms. Valorie Spencer attending the meeting, presenting plans for a Quonset hut on the lot beside Woods Plumbing. Also, on the agenda was Mr. Barry Chase, seeking a permit extension for a building permit acquired in December 2021.

Discussion

Mr. Freeman and Ms. Spencer spoke to the committee of their plans to build a Quonset hut on the vacant lot next to Woods Plumbing. The committee made Mr. Freeman aware that the front of the building would need to have a presentable facade. Once Mr. Freeman purchases the lot, he plans to begin construction. Commissioner Burton made a motion to approve Mr. Freeman's plan, which was seconded by Commissioner Johnson.

Vote as follows: Burton -Y/ Johnson-Y/ Lindley -Y/ Massey - Y

Approved with voice vote.

Mr. Barry Chase, who had informed the committee he would not be present, requests an extension of his building permit to build his home. Due to unforeseen circumstances, Mr. Chase has had difficulty completing his project. Clerk, Edith Elliott, researched and found there has been extensions in the past without charging another permit fee. The committee voted to extend the permit one (1) year from the issue date, for no additional charge. Commissioner Burton made a motion to extend the permit, which was seconded by Commissioner Lindley.

Vote as follows: Burton -Y/ Johnson-Y/ Lindley -Y/ Massey - Y

Approved with a voice vote.

Commissioner Lindley made a motion to change the meeting time from 5:30p to 6:00p on the first Tuesday of each month. Commissioner Johnson seconded the motion.

Passed with a voice vote.

Announcements:

Next meeting is August 02, 2022.

Motion to adjourn made by Commissioner Evans and seconded by Commissioner Johnson.

Meeting adjourned at 7:00 pm.

Submitted by Clerk, Edith Elliott

Passed and Approved this _____ Day Of _____ 2022.

Minutes approved by:

Secretary, Jeff Kamps

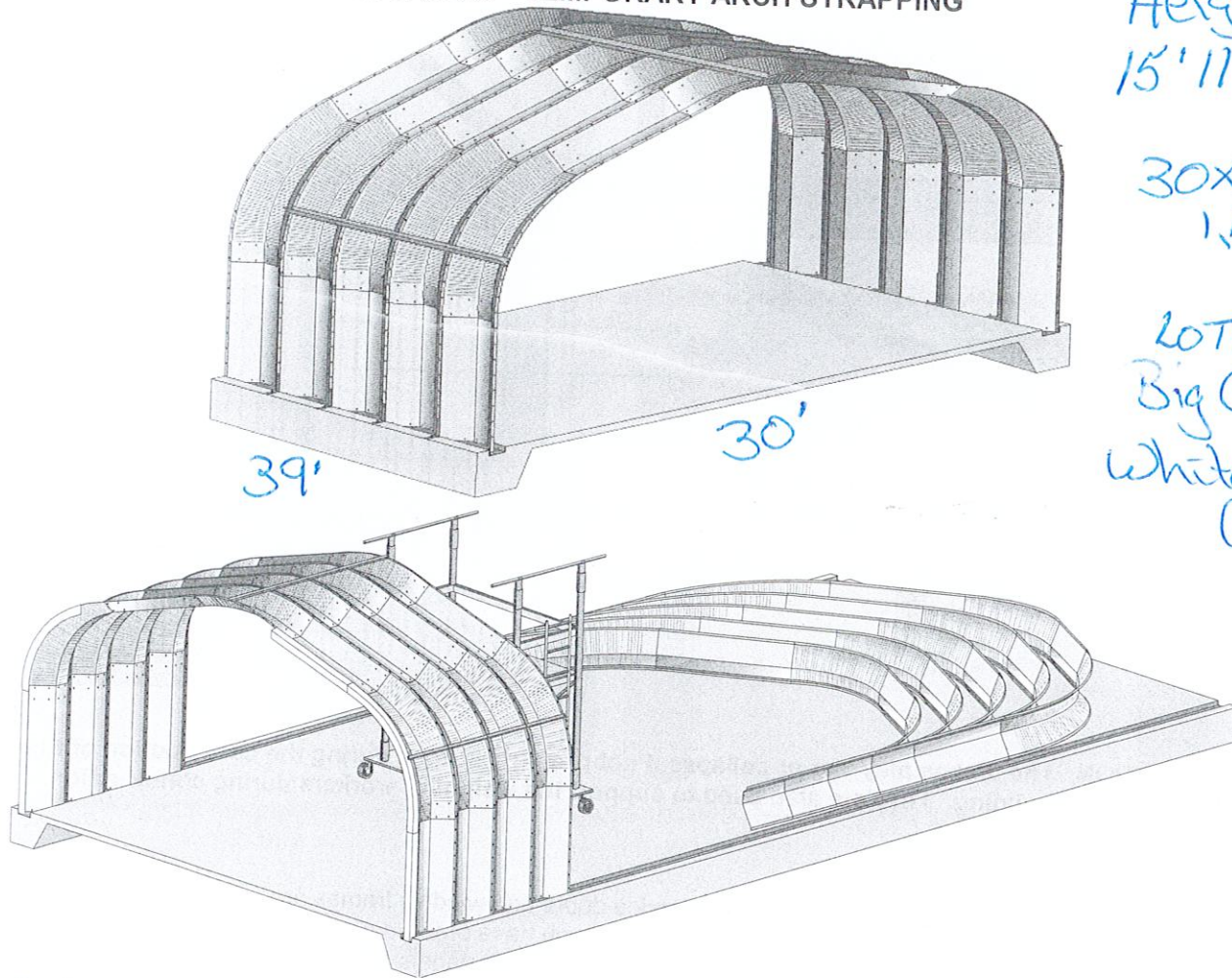
Chairperson, Kenneth Massey

Arch Strapping

Arch strapping is a complimentary temporary guide that we have provided to assist in maintaining the correct center-to-center dimensions of the arch and end wall panels. The arch strapping is metal angle, approximately 1.5" x 1.5". It is several feet in length with holes punched at 24" center-to-center for Type I panels, 24.5" center-to-center for Type II panels, and 18" center-to-center for our end wall panels. Ensure that you are using the correct holes on the angles. You might want to mark the correct holes to prevent errors.

The arch strapping should be used along at least three points of the arches: at the peak or center of the building; and at the eaves, on both sides of the building. A minimum of six pieces of strapping will normally be supplied with your building. If you do not have a sufficient amount of arch strapping to span your entire building, you'll have to "leap-frog" the arch strapping as you proceed with the erection of the arches.

FIGURE 30: TEMPORARY ARCH STRAPPING



CAUTION: The arch strapping is used as a guide only – it is not designed to add structural support to the building, and may in fact obstruct snow from blowing or sliding off your building. After all the arches have been erected, the arch strapping must be removed and set aside, so that it can be used during the construction of the end walls.

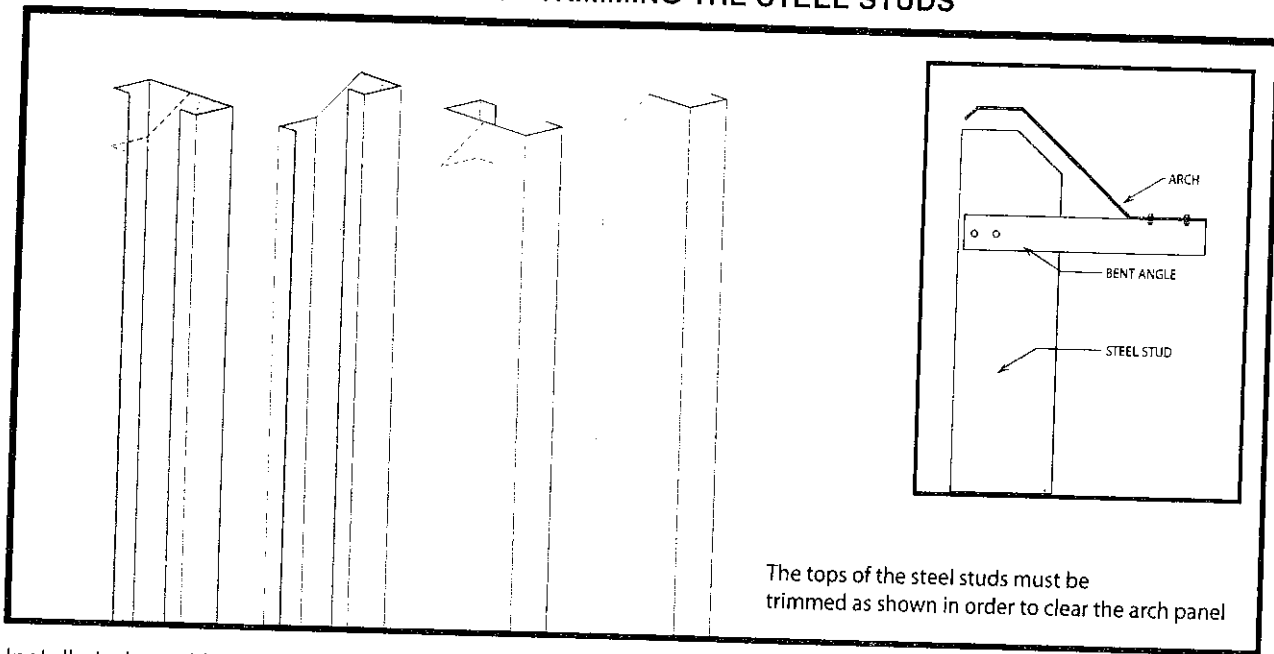
Bracing the Arches

It is extremely important to support and maintain the proper shape of the building as the arches are erected. This will make the erection of subsequent arches easier and the bracing used to maintain the arch shape will help support the arches while the building is being erected.

The center point of the foundation should be located and marked. Suspend a plumb-bob from the center of the arch (center of the peak panel) and then adjust the arch so that the plumb-bob is directly over the center-line of the foundation. Brace the arch at the eave panels to hold this position. The arch should also be braced at the peak to maintain the correct height. The braces can be fabricated with suitably sized lumber attached to form a "T" framework. These braces should be set at ten-foot intervals along the entire length of the building. Refer to your blueprints for correct building height and width.

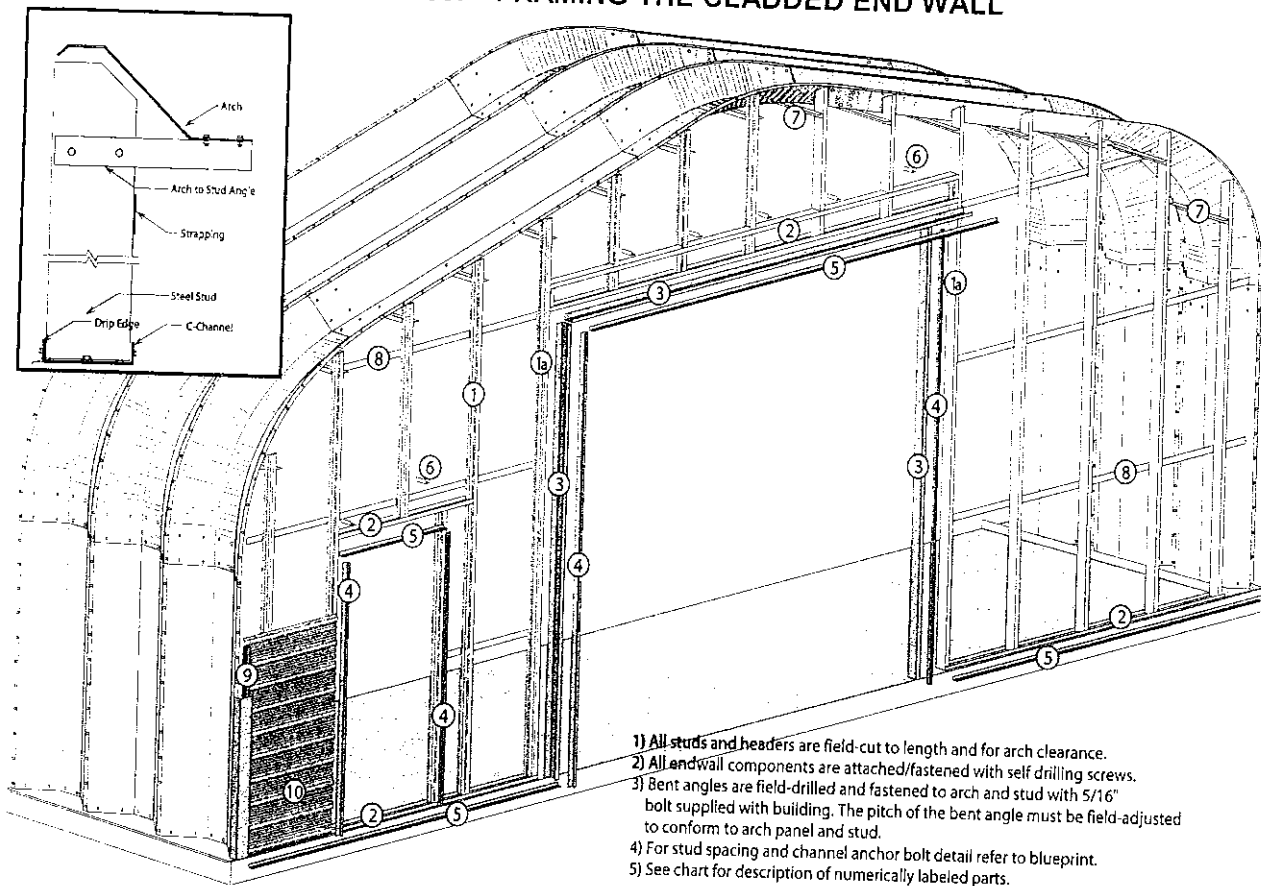
Place your steel studs as detailed on our blueprint. You will need to trim the tops of the steel studs to fit. Studs and braces are installed using self-drilling screws.

FIGURE 52: TRIMMING THE STEEL STUDS



Install studs and braces as detailed in our blueprint. Also brace the stud frame back to the arches. The pitch of the bent angle must be field-adjusted to conform to the arch panel and stud. For stud and channel anchor bolt detail, refer to our blueprint.

FIGURE 53: FRAMING THE CLADDIED END WALL



Install framing for overhead doors. Larger and thicker studs are typically specified on either side of the overhead door frame. Install flashing angles along head beam to accommodate flashing, which is attached subsequently.