

Big Horn County Planning and Zoning Commission
May 14, 2013
County Courthouse
420 West C Street, Basin, Wyoming
2:00 pm

Board members present: Mary Flitner, Michael Scherman, Debbi McKim, Alan Bair, Mike Hinckley

Land Planning staff present: Joy Hill and Nick Wilson

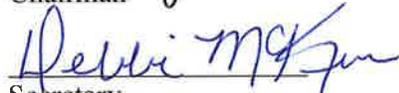
Others present: Commissioner Jerry Ewen and Ms. Ellen Scherman

1. 1:59 pm: Meeting called to order by Mary Flitner.
2. Minutes from the April 2013 meeting were reviewed. Alan Bair requested that detail presented in an earlier draft of the minutes be reinserted. Motion to defer approval by Alan Bair. 2nd by Mike Hinckley. All in favor.
3. The Land Planner provided an update on the Potter and Jolley Simple Subdivisions.
 - A. Potter 2-Lot Simple: Septic study under review. Awaiting application fee. Awaiting contact from fire district and town. Draft of the plat was reviewed by not finalized pending septic results and word from districts/town. No action is required by the commission at this time.
 - B. Jolley 1-Lot Simple: Septic study under review. Awaiting application fee. Awaiting contact from several districts and the town. Draft of the plat (on mylar) is under review. No action is required by the commission at this time.
4. The Land Planner introduced the amendment of the plat for SS 07-002 (Schaffert and Bilbrey). The original subdivision was approved in February of 2007. Since that time, a dispute between the landowners led to the adjustment of the parcel boundaries. The dispute has been settled and the landowner will be submitting the amended plat to reflect the adjusted parcel boundaries. The plat is expected to arrive for review at the June meeting. No action is required by the commission at this time.
5. Mary Flitner shared that four of the commission members attended a recent board training session. All those who attended felt it was a worthwhile endeavor.
6. Commission members continued discussion of the existing Planning and Zoning Commission Rules and Regulations.
 - A. The group discussed clarification of terms sent by Attorney McColloch. The question of designating the county clerk, or another employee, as the recording secretary. Debbi McKim presented state statute 18-5-202 which contradicts information provided by Attorney McColloch.
 - B. The group discussed the difference between Rules and Regulations and Policy and Guidance (and Bylaws) and the possibility of changing the name of the document to be less "regulatory" and more guidance. The Land Planner will seek guidance from the attorney regarding the process for conducting a name change.
 - C. The group will resume discussion starting with Chapter II at the next meeting.

7. Alan Bair made a motion to adjourn the meeting at 3:33 pm. 2nd by Mike Hinckley.

Respectfully submitted;


Chairman


Secretary