

BANNOCK COUNTY PLANNING AND DEVELOPMENT COUNCIL

REGULAR MEETING AGENDA AND NOTICE

WEDNESDAY, January 16, 2019

4:15 p.m. Room 212, Bannock County Courthouse, 624 E Center Street, Pocatello, Idaho

A. ROLL CALL AND DISCLOSURE OF CONFLICT OF INTEREST- EX-PARTE COMMUNICATION AND SITE VISIT:

Disclose who was talked to, the basic substance of the conversation and if it had any influence. Disclose if a site visit was made, location(s) of the visit and what was seen.

B. PRELIMINARY BUSINESS – Action Item:

Agenda Clarification and Approval

ELECTION OF OFFICERS – In accordance with the body's by-laws, the Council will nominate and elect officers for the upcoming year.

C. APPROVAL OF MINUTES – Action Item:

December 19, 2018

D. ADOPTION OF DECISIONS - Action Items: None.

E. PUBLIC HEARING ITEMS:

1. VARIANCE FROM 347 – BUILDING BULK AND PLACEMENT STANDARDS – ACTION ITEM: In accordance with §347 of the Bannock County Zoning Ordinance, applicant Diane Taylor requests approval to reduce the setbacks from the local road right of way and to reduce the setbacks from the riparian area on a parcel at 9906 S. Topaz Road, Lava Hot Springs. The parcel is known as tax parcel #R34225011500. The parcel is located in the Recreational District. The procedures and standards for evaluating a variance petition are found in §540 of the Bannock County Zoning Ordinance; approval or denial of this request shall be in accordance with standards prescribed therein. Type of action: Decision.

F. BUSINESS ITEM(S):

1. APPEAL OF PLANNING DIRECTOR'S DECISION – In accordance with §550 of the Zoning Ordinance, appellant, Tom Katsilometes, requests Council review of the Planning Director's decision in which a billboard application was denied.
2. CONDITIONAL USE PERMIT DISCUSSION AND DECISION - The applicant, Brandon Olson, petitions for a conditional use permit to develop the subject property for commercial gravel mining in order to provide crushed and screened gravel and sand. The subject property is located in Section 19, Township 11 South, Range 37 East of the Boise Meridian and is found in tax parcel number R4433019505. The site is unaddressed and consists of 402.62 acres. A public hearing on this item was held December 12, 2018. The Council shall evaluate the proposal against criteria established in §530.6 of the Zoning Ordinance. Type of action: Decision.

G. ITEMS OF INTEREST:

Update on recommendations to Commissioners (if any)

Discussion of upcoming hearing items (if required)

H. CITIZEN COMMENTS: (Open time for general citizen comments)

I. WORK SESSION:

SUBDIVISION ORDINANCE: Review changes to the Bannock County Subdivision Ordinance, removal of miscellaneous items from Section 41 Open Space Subdivisions.

A complete description of each item will be available to the public on request at the Office of Planning and Development Services and on the department's website (<http://www.bannockcountyplanning.us>) December 31, 2018. Staff reports will be available to the public at the Office of Planning and Development Services and the department's website on January 9, 2019.

Bannock County complies with requirements of the Americans with Disability Act. If you need special assistance, please call (208) 236-7230 to request accommodation.