



*Town of Alpine
Planning & Zoning Commission Minutes*

DATE: *January 14, 2020*
TIME: *7:00 p.m.*

PLACE: *Town Hall*
TYPE: *Regular Meeting*

1. CALL TO ORDER: Meeting called to order at 7:01 p.m.

2. ROLL CALL & ESTABLISH QUORUM: Ms. Christine Wagner, Planning and Zoning Commission Administrator established roll call; members present were Mr. Floyd Jenkins and Mr. Tim Harnett; Mr. Rex Doornbos was absent and excused from the meeting. A quorum was established.

3. NOMINATIONS: CHAIR AND VICE CHAIRMAN: The Commission members briefly discussed 2020 nominations for Chair and Vice Chairman's of the Planning and Zoning Commission for 2020.

Mr. Floyd Jenkins moved to nominate Mr. Rex Doornbos as 2020 Planning & Zoning Chairman. Mr. Tim Harnett seconded the motion. Ms. Christine Wagner accepted the nomination on behalf of Mr. Doornbos. Vote: 2 yes, 0 no, 0 abstain, 1 absent (Doornbos). Motion carried.

Mr. Floyd Jenkins moved to nominate Mr. Tim Harnett as 2020 Planning & Zoning Vice-Chairman. Mr. Tim Harnett accepted the nomination and seconded the motion. Vote: 2 yes, 0 no, 0 abstain, 1 absent (Doornbos). Motion carried.

4. APPOINTMENTS/NEW BUSINESS: NONE

5. TABLED ITEMS:

- **Broulim Supermarkets: Lot #36 Snake River Junction, 118400 US Highway 26/89 – Commercial Building – (#C-01-19)** Application expiration date is 3/25/2020; new plans have been submitted and given to the Commercial Building Inspector for review; however no contact has been received by the Broulim representative nor has any additional fees have been paid on this application.
- **Town of Alpine/Melvin Brewing Co: Melvin Brewing Property, 624 County Road #101 – (#MC-08-19) {Pergola Installation}** – There is nothing new to report on this application/project.

6. DISCUSSION AND/OR CORRESPONDENCE ITEMS:

- **Planning/Zoning Discussion Items:** – It was determined by the Commission members in attendance that there were no new items for discussion at tonight's meeting.
- **Planning/Zoning Correspondence:**
 - **LC Planning & Engineering: Multi-Family Apartment Project {102 PZ 20}** - Ms. Wagner distributed the correspondence received from the Lincoln County Planning and Engineering Office in regards to the Multi-Family Apartment Project, further referred to as a conditional use permit application for a multi-family apartment (Elk View Apartments) project on 2.69 +/- acres in Rural Zone, just south of the incorporated boundaries of the Town of Alpine, known as File No. 102 PZ 20. Commission members reviewed the distributed correspondence for the three (3) two-story apartment buildings containing two (2) apartments per building for a total of six (6) apartments, with one (1) future single-family residence and one (1) water treatment utility building on the parcel.; this project

will have the suggesting occupancy of twenty-nine (29) occupants and will be a multi-family and single-family project in the mixed zone of Lincoln County. The Commission members in attendance reviewed a prepared response by the Zoning Administrator for additional information on the project.

Mr. Tim Hartnett moved to approve sending the drafted correspondence to the County for some additional information. Mr. Floyd Jenkins seconded the motion. Vote: 2 yes, 0 no, 0 abstain, 1 absent (Doornbos). Motion carried.

- **Town Council Meeting Minutes – December 17th, 2019** – Commission members in attendance reviewed the draft minutes, acknowledging that Alpine Park Apartment (Lot #19 of the Boardwalk II Subdivision) and Timberview Estates (Lots #6 and #7 of the Gibby Acres Subdivision) are now part of the Town's incorporated boundaries. Noting that the Town will now take care of the maintenance, repair, up-keep and plowing of Jordan Canyon Drive within the annexed area.
- **Planning/Zoning Public Comments:** There was no public in attendance at the meeting.

7. UNFINISHED / ONGOING BUSINESS:

- **Active Building Permits Lists:** See Handouts, Ongoing
- **25 US Hwy 89, LLC: (MC-03-19)** – Permit expires May 2020.
- **Acosta, Ricky: (RMC-13-19)** Permit expires October 2020.
- **Beus, Jade: (R2-01-19 – R2-04-19)** Permit expires March 2020.
- **Birk, Todd: (MC-01-19)** – Permit expires April 2020.
- **Brown, Bryant: (MC-13-19)** – Permit expires August 2020.
- **Christie, Dave & Chris: (A-02-18)** – Permit expires July 2020.
- **David, Dale & Teresa: (R1-05-18)** – Permit expires July 2020.
- **Davis, Tyler {Alpine Apartments}: (MC-10-19)** – Permit expires August 2020.

Mr. Floyd Jenkins moved to removed permit #MC-10-19 for Tyler Davis (Alpine Apartments), from the active permits list as the project is completed. Mr. Tim Hartnett seconded the motion. All in favor; Vote: 2 yes, 0 no, 0 abstain, 1 absent (Doornbos). Motion carried.

- **Ehresman, Josh: (G-01-19)** – Permit expires May 2020.
- **Eklund, Eric: (MC-11-19)** – Permit expires July 2020.
- **Esperson, William: (A-02-19)** – Permit expires May 2020.
- **Flynn, Jeff: (R1-06-19)** – Permit expires November 2020.
- **Guzman, Peter & Victoria: (MC-02-19)** – Permit expires April 2020.
- **Jensen, Stephen: (R1-01-19)** – Permit expires April 2020.
- **Kendall {Adams}: (R1-05-19)** – Permit expires May 2020.
- **Larsen, Jeremy: (A-04-19)** – Permit expires October 2020.
- **McDowell – Castle Rock Homes: (R1-02-19)** – Permit expires April 2020.
- **O'Donnell, Katrina: (MC-12-19)** – Permit expires August 2020.
- **Pace, Rhonda: (R1-02-18)** – Permit expires April 2020.
- **Petersen, Dale: (MC-15-19)** – Permit expires October 2020.

Mr. Floyd Jenkins moved to removed permit #MC-15-19 for Dale Petersen from the active permits list as the project is completed. Mr. Tim Hartnett seconded the motion. All in favor; Vote: 2 yes, 0 no, 0 abstain, 1 absent (Doornbos). Motion carried.

- **Reynolds, Tricia: (MC-06-18)** – Permit expires August 2020.
- **Riverview Meadows HOA: (MC-06-19)** – Permit expires June 2020.
- **Rodenbough, Jesse & Karen: (S-05-19)** – Permit expires May 2020.

- **Shockey, Robert & Jaclyn: (MC-01-18)** – Permit expires March 2020.
- **Shockey, Robert & Jaclyn: (C-02-19)** – Permit expires May 2020.
- **Snow Peak Investments {New Jenkins Storage Building – Phase 1}: (C-01-17/EA-05-18)** – Permit expires August 2020.
- **Star Valley Health: (S-08-19)** – Permit expires July 2020.
- **Stringham, Jeff & Ashley: (R1-02-17)** – Permit expires June 2020.

Mr. Floyd Jenkins moved to removed permit #R1-02-17 for Jeff and Ashley Stringham from the active permits list as the project is completed. Mr. Tim Hartnett seconded the motion. All in favor; Vote: 2 yes, 0 no, 0 abstain, 1 absent (Doornbos). Motion carried.

- **Thatcher, Donald: (R1-01-17)** – Permit expires May 2020.
- **Towles, Chris: (R1-03-17)** – Permit expires October 2019 - New expiration date is December 9th, 2019.
- **Town of Alpine {New Public Works Building}: (C-03-19)** – Permit expires October 2020.
- **Triple JL Companies: (A-03-19)** – Permit expires July 2020.
- **Vasko, Laurie: (MC-05-18)** – Permit expires August 2020.
- **Weyland, Jordan & Carrie: (R1-04-19)** – Permit expires May 2020.
- **Weesen, Drew & Brandi: (A-01-19)** – Permit expires April 2020.

Mr. Floyd Jenkins moved to removed permit #A-01-19 for Drew and Brandi Weesen from the active permits list as the project is completed. Mr. Tim Hartnett seconded the motion. All in favor; Vote: 2 yes, 0 no, 0 abstain, 1 absent (Doornbos). Motion carried.

- **Wierda, Mike & Amy: (MC-10-18)** – Permit expires November 2020.
- **Winfrey, Michael: (MC-14-19)** – Permit expires October 2020.

Mr. Floyd Jenkins moved to removed permit #MC-14-19 for Michael Winfrey from the active permits list as the project is completed. Mr. Tim Hartnett seconded the motion. All in favor; Vote: 2 yes, 0 no, 0 abstain, 1 absent (Doornbos). Motion carried.

- **McDonald, Joseph: (MC-15-19)** – Permit expires August 2020.

Mr. Floyd Jenkins moved to removed permit #MC-15-19 for Joseph McDonald from the active permits list as the project is completed. Mr. Tim Hartnett seconded the motion. All in favor; Vote: 2 yes, 0 no, 0 abstain, 1 absent (Doornbos). Motion carried.

8. APPROVAL OF MINTUES:

- **Planning and Zoning Meeting Minutes:** December 10th, 2019 – Commission members reviewed the draft Planning and Zoning Meeting minutes that were distributed prior to the meeting time.

Mr. Floyd Jenkins moved to approve the minutes from the December 10th, 2019 Planning and Zoning Commission Meeting. Mr. Tim Hartnett seconded the motion. All in favor; Vote: 2 yes, 0 no, 0 abstain, 1 absent (Doornbos). Motion carried

- 9. TOWN COUNCIL ASSIGNMENT:** January 21st, 2020 – Mr. Rex Doornbos was nominated to attend the Town Council meeting.

- 10. ADJOURN MEETING:** Mr. Floyd Jenkins moved to adjourn the meeting. Mr. Tim Hartnett seconded the motion. All in favor; Vote: 2 yes, 0 no, 0 abstain, 1 absent (Doornbos). Motion carried

Meeting adjourned at 7:30 pm.



Tim Hartnett, Vice Chairman

2/11/20

Date

Transcribed By:



Christine Wagner, Planning & Zoning Administrator

February 11, 2020

Date

**** Minutes are a brief summary of a recorded meeting ****