NATRONA COUNTY

Development Department

200 North Center Street, Room 202
Casper, WY 82601

MINUTES OF THE
NATRONA COUNTY PLANNING COMMISSION
March 8, 2016

MEMBERS PRESENT: Harold Wright, Jim Brown, Hal Hutchinson, Bob Bailey, and Tom Davis

MEMBERS ABSENT:

STAFF MEMBERS PRESENT: Jason Gutierrez, Trish Chavis, and Peggy Johnson

OTHERS PRESENT:
Chairman Wright called the meeting to order at 5:31 p.m.

ITEM 1
Hutchinson moved and Davis seconded a motion to approve the January 12, 2016 meeting minutes. **Motion carried unanimously.**

ITEM 2
Chairman Wright opened the public hearing **TA16-1** – A request by Natrona County Development Department staff to consider a text amendment to amend the text of the 2013 Subdivision Regulations of Natrona County, Wyoming.

(a) To change the statement of Chapter 1, Section 7, Fees to read; The Board shall establish an application fee for review of subdivisions. All costs associated with the publication of legal notices, County Surveyor review, and recording shall be borne by the applicant.

(b) To remove the statement: All costs associated with the publication of legal notifications shall be borne by the subdivision applicant, in addition to the application fee and recording fee from Chapter 2, Section 2 (a).

(c) To change the last line in Chapter 4, Section 7(b) to read; All costs associated with the publication of legal notice, County Surveyor review and recording shall be borne by the applicant.

(d) To change the last line in Chapter 4, Section 7(g) to read; These fees are in addition to the Subdivision Application Fees, publication of legal notices and County Surveyor fees.

(e) Remove in Chapter 6, Section 5, Preliminary Plat Review (1), remove the following portion of a sentence - including supplementary information and the application and recording fees

(f) To change the last line in Chapter 6, Section 6(9) to read; These fees are in addition to the Subdivision Application Fees, publication of legal notices and County Surveyor fees.

(g) In Appendix B, add the statement – County Surveyor fees shall be reimbursed prior to recording of the Subdivision Plat. In cases where the subdivision is not approved, withdrawn, or not recorded, the applicant is still responsible for the reimbursement of County Surveyor fees. These fees are in addition to the recording fees.

(h) In Appendix's C, D, E, F, add the statement – Legal notice fees and the County Surveyor fees shall be reimbursed prior to recording of the Subdivision plat. In cases where the subdivision is not approved, withdrawn, or not recorded, the applicant is still responsible for the reimbursement of these fees.

Gutierrez gave the staff report. Staff proposes that the Planning and Zoning Commission enter a motion and vote to recommend approval of the requested Text Amendment, by the Board of County Commissioners and incorporate by reference all findings of fact set forth herein and make them a part thereof.

Discussion between the Planning Commission and Staff

Public hearing open

Speaking in favor - none

Speaking in opposition – None

Public hearing closed

Brown moved approval of TA16-1 in its entirety as presented by staff. Davis seconds the motion. Motion carries unanimously.

ITEM 3

Development Plan Update – Trish gave an update on how the Development Plan was progressing and the dates that it is available for the public to view and make comments. She also gave them the dates of the Planning Commission work session to review the plan.

Discussion between the Planning Commission and staff.

Bailey moved to adjourn, Davis seconds the motion. Motion carries unanimously.

Adjournment @ 5:55 pm

Harold Wright

Harold Wright, Chairman
Natrona County Planning and Zoning Commission

Renea Vitto

Renea Vitto
Natrona County Clerk