

❧ Minutes ❧  
Regular Meeting  
Albany County Planning and Zoning Commission  
January 8, 2014

Albany County Commissioner's Room

A regular meeting of the Albany County Planning and Zoning Commission was held on January 8, 2014, at 7:01 p.m. in the Albany County Board of County Commissioner's Meeting Room of the Albany County Courthouse.

**I. CALL TO ORDER/ROLL CALL**

**Members present:** David Cunningham, Carl Miller, Brett Moline, John Spiegelberg and Shaun Moore

**Staff present:** Susan Adler and David Gertsch

**County Engineer:** None

**Albany County Attorney Liaison:** Jennifer Stone

**Board of County Commissioners' Liaison:** None

**Public Present:** Gene Watson, Shaun Moore, Diane Watson, Candy Hamaker, and Kimberly Starkey

**II. PLEDGE OF ALLEGIANCE**

**III. APPROVAL OF AGENDA** – Chairman Moline indicated he would entertain a motion to accept the agenda as presented. **Mr. Moore made a motion to approve the January 8, 2014, Planning and Zoning Commission meeting agenda as presented. Mr. Spiegelberg seconded the motion. Motion carried on voice vote.**

**IV. APPROVAL OF MINUTES** – Chairman Moline asked if there were any corrections to the meeting minutes for the December 11, 2013, Regular Meeting and December 18, 2013 Special Meeting. Ms. Adler indicated there was a correction to the date of the Special Meeting in the first paragraph. **Mr. Spiegelberg made a motion to approve the Minutes for the December 11, 2013, Regular Meeting and December 18, 2013, Special Meeting with the correction. Mr. Moore seconded the motion. Motion carried on voice vote.**

V. **DISCLOSURES** –Mr. Moore indicated the land use change application to be discussed is his and he would abstain from the discussion and vote.

## VI. PUBLIC APPLICATIONS

**Moore Land Use Change Application LUC-06-13** – The Planning Director, David Gertsch gave the staff report. Shaun Moore, applicant has applied for a land use change of a six acre parcel from Residential to Commercial out of a 40 acre parcel. This parcel is surrounded by county residential property on the north and east and city business districts on the west and south. A paved access off Grand Avenue exists for Old Rock Quarry Road. The Albany County Fire Warden and the Laramie Rivers Conservation District had no comments on this application. Wyoming Department of Transportation indicated that when Vista Road is extended across Grand Avenue, the Old Stone Quarry Road access must be removed in order to meet requirement regarding the separation of accesses. A traffic study will need to be done once the property is subdivided. The Comprehensive Plan has this property designated as PGA 4 and the Future Land Use Map shows this area as residential. This property is in the 201 Intergovernmental Agreement area and the Aquifer Protection Overlay Zone; the applicant will be required to comply with the requirements for those areas. The applicant has met all requirement of the Albany County Zoning Resolution.

Chairman Moline opened the public hearing. There were no comments; the Chairman closed the public hearing. There were no objections from the public. After discussion, **Mr. Cunningham made a motion to certify to the Board of County Commissioners a recommendation for approval of the proposed Moore Land Use Change application LUC-06-13 based upon and incorporating the findings of fact and conclusions of law stated in the staff report. Mr. Spiegelberg seconded the motion. Mr. Miller, Mr. Spiegelberg, Mr. Cunningham and Chairman Moline voted in favor of the motion, Mr. Moore abstained from the discussion and vote. Motion carried.**

## VII. CURRENT PLANNING PROJECTS

A. **Zoning Resolution Discussion** – The Planning and Zoning Commission discussed Chapter IV, **Mr. Moore made a motion to accept and incorporate the edits discussed December 11, 2013. Mr. Spiegelberg seconded the motion. Motion carried on voice vote.**

## IX. OTHER ITEMS/ANNOUNCEMENTS

## X. PUBLIC COMMENT

## **XI. ADJOURNMENT**

Chairman Moline adjourned the meeting at 8:59 p.m.

Minutes taken by Susan Adler, Assistant Planner