

Albany County Planning and Zoning Commission
Script—REGULAR MEETING of July 8, 2020
MINUTES

I. PLEDGE OF ALLEGIANCE

II. CALL TO ORDER/ROLL CALL (Time 4:00p)

Chairman: The Regular Meeting of the Planning and Zoning Commission will come to order.

Chairman: Will the secretary call the roll.

Vote: Mr. Cunningham: Present

Mr. Miller: Present

Mr. Kennedy: Present

Mr. Spiegelberg: Absent (present for wind vote)

Chairman Moore: Present

III. Excuse Absent Members:

Chairman: The Chair will entertain a motion to excuse absent member Spiegelberg, of the Planning and Zoning Commission, from this meeting.

So moved by Commissioner Miller

Seconded by Commissioner Kennedy

Motion carried

IV. Approval of Agenda

Chairman: Are there any additions or deletions to the agenda for July 8, 2020?

Mr. Kennedy wanted to move public comment to the beginning of the meeting.

Chair will entertain a motion to accept the agenda for July 8, 2020, as presented.

So moved by Commissioner Kennedy

Seconded by Commissioner Cunningham

Motion carried

V. Approval of Minutes

Chairman: Are there any corrections to the minutes for the June 10, 2020 meeting?

Chris Van Aken noted that he still had to add a few motions to the minutes but would do so soon.

Chair will entertain a motion to accept the minutes for the June 10, 2020 meeting as presented/with corrections.

So moved by Commissioner Miller

Seconded by Commissioner Kennedy

Motion carried

VI. DISCLOSURES:

Chairman: The Chair calls for any disclosures to be known.

None

Chairman: The discussion will be conducted in accordance with the State Statutes, the Rules of the Planning and Zoning Commission, and other applicable laws. I would ask the individuals who address the Commission to approach the lectern, identify yourself, and state your address.

Wind energy regs

Carol Wiles – review Mitch proposed regs. Come look at where the project will be. Listen to the residents of the county

Brett Wadsworth – consider fire protection recommendations.

John Davis – this will affect property values severely.

Jennifer Kirchhoefer – take the time to review the regs from Mitch. Be concerned about the citizens instead of the companies. Don't trust Connectgen.

Donna Lang – we can be stricter than the state. We can tighten up our regulations. Our regs should require same info as the ISC. Residents should not be an afterthought.

Claudia Hemp – burden of risk reduction should belong to the wind companies. Don't wait until it's too late.

Sue Dow – it's not the public's responsibility to take burden off wind companies.

Chris Brown – these regulations if adopted could kill wind projects. This project is about money AND people.

Tom Darin – opposes Edwards regs. Don't ban wind projects completely. Critical time for economic development. Edwards approach would make Albany County an outlier.

Mitch Edwards – look as thoroughly at these regs as you did the aquifer regs. We asked Connectgen about their concerns with our proposed regs and they didn't respond.

Paul Montoya – why Laramie County instead of Sweetwater? Towers this tall shouldn't be allowed.

Peggy Trent – responded to Montoya comments.

Rob Deline – look at how this would affect adjacent property owners.

Tom Hamp – adopting Edwards regs allows 20 percent of county to still qualify for wind energy. Don't jump to conclusions.

Ms. Trent – explained reason for no video.

Ruth Summers - be mindful of aquifer recharge zones. Larger buffers wouldn't be prohibitive.

Phil Lane – visit the site and see if you'd like that in your backyard.

Nancy Sindelar – will APOZ be discussed tonight?

Mr. Cunningham – we are failing in our duty by not reviewing Edwards proposals.

Mr. Miller – we can find a middle ground between Edwards proposal and county proposal.

Mr. Kennedy – these regs were written with the intent to kill one specific project. Motion to approve amendments proposed and ask feedback from BCC. Mr. Moore seconded.

The commission discussed logistics of review process.

Mr. Spiegelberg – wants to improve density requirements. This boils down to property rights.

Ms. Trent – recommending not looking at applications yet.

Mr. Kennedy – let's hear back from BCC first so we're not rehashing.

Vote took place on the motion to approve the proposed amendments and ask for feedback from the Board of County Commissioners. Four commissioners in favor; Cunningham opposed.

VII. PUBLIC APPLICATIONS

A. Allison Zoning Change Application LUC-03-2020

The Chair will open the public hearing – anyone wishing to speak for or against the Allison Zoning Change Application LUC-03-2020 please state your name and address.

There being no further public comments the Chair will close the public hearing.

Motion Options:

1. Recommendation of APPROVAL of the Allison Zoning Change Application LUC-03-2020 to the Board of County Commissioners incorporating the findings of fact and conclusions of law as listed in the staff report.

So moved by Commissioner Miller

Seconded by Commissioner Kennedy

Motion carried

B. Windmill Acres Subdivision Application SD-04-2020

The Chair will open the public hearing – anyone wishing to speak for or against the Windmill Acres Subdivision Application SD-04-2020 please state your name and address.

There being no further public comments the Chair will close the public hearing.

Chris Van Aken gave the staff report.

Motion Options:

1. Recommendation of APPROVAL of the Windmill Acres Subdivision Application SD-04-2020 to the Board of County Commissioners incorporating the findings of fact and conclusions of law as listed in the staff report.

So moved by Commissioner Kennedy

Seconded by Commissioner Miller

Motion carried

C. Plumbago Tower Application LUCT-01-2020

The Chair will open the public hearing – anyone wishing to speak for or against the Plumbago Tower Application LUCT-01-2020 please state your name and address.

There being no further public comments the Chair will close the public hearing.

Mr. Van Aken gave the staff report.

Motion Options:

1. Recommendation of APPROVAL of the Plumbago Tower Application LUCT-01-2020 to the Board of County Commissioners incorporating the findings of fact and conclusions of law as listed in the staff report.

So moved by Commissioner Miller

Seconded by Commissioner Kennedy

Motion carried

VIII. CURRENT PLANNING PROJECTS

A. Amendments to the Aquifer Protection Overlay Zone

Commissioners discussed how to proceed with the amendments.

Motion Options:

4. Take no action

IX. OTHER ITEMS/ANNOUNCEMENTS

- A.** Next Meeting August 12, 2020

XI. CITIZEN COMMENTS – Non-Agenda Related Topics

Dwight Small addressed an enforcement issue with Mr. Van Aken.

XII. ADJOURNMENT

Chairman: There being no further business to conduct, the Chair would entertain a motion to adjourn the meeting.

So moved by Commissioner Kennedy

Seconded by Commissioner Miller

Motion carried

Meeting adjourned at 6:05p.