



**Yellowstone County Zoning Commission
DRAFT Minutes for the Meeting of
Monday, August 10, 2020**

The County Zoning Commission met on Monday, August 10, 2020 at 4:00 p.m. Due to the COVID-19 health concerns, the format of the County Zoning Commission meeting will be held in a virtual videoconferencing environment. The normal hearing room on the 1st Floor at 2825 3rd Ave North (Miller Building) will be closed during the meeting and no one will be attending this hearing in person. Following the public hearing, the County Zoning Commission will make a recommendation to the Yellowstone County Commissioners.

The **Board of County Commissioners** public hearing will be held on **Tuesday, August 25, 2020 at 9:30 a.m.** The County Commissioners may, by majority vote, accept or reject the Zoning Commission’s recommendation. The Board of County Commissioners will hear all persons wishing to speak relative to the zone change.

Chairman Bush opened the meeting at 4:18pm and introduced the County Zoning Commission members and Planning Division staff: Nicole Cromwell, Zoning Coordinator. Karen Husman, Planner I, Robbin Bartley, Administrative Assistant.

Commissioners and Staff		01/13/2020	02/10/2020	03/09/2020	04/13/2020	05/11/2020	06/08/2020	07/13/2020	08/10/2020	09/14/2020	10/12/2020	11/09/2020	12/14/2020
Jerry T. Ray	Commissioner	1	-	-	-	1	-	-	1				
Troy Boucher	Commissioner Chairman	1	-	-	-	1	-	-	1				
Ryan Wittman	Commissioner	1	-	-	-	E	-	-	A				
Tyler Bush	Commissioner Chairman	E	-	-	-	1	-	--	1				
Todd Hewett	Commissioner	1	-	-	-	1	-		A				

Other Participants: Scott Aspenlieder, Performance Engineering

Public Comment

Chairman Bush asked if there was anyone wishing to speak during the public comment portion of the meeting. The Public may call in during specific Public Comment periods at (406) 237-6196. All callers will be in a queued system and are asked to remain on hold and be patient. Calls will be taken in the order in which they are received. Callers will be restricted to 3 minutes of testimony as is customary.



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Disclosure of Ex Parte Communication: County Zone Change #702. The Commissioners reported no Ex Parte Communications.

Disclosure of Conflict of Interest: County Zone Change #702: There was none.

Motion. Approval of Minutes: May 14, 2020(The June and July meetings were canceled).

Motion

Commissioner Bush made a motion and Commissioner Boucher seconded the motion to approve the May 14, 2020 meeting minutes as submitted.

The motion carried with a unanimous voice vote.

Item #1: County Zone Change #702

Zoning Coordinator Nicole Cromwell read the legal notice for County Zone Change #702 into the record.

REQUEST

County Zone Change 702 – 133 Eagle Cliff Meadows – from A-S to R-150 - A zone change request from Agricultural Suburban (A-S) to Residential-15,000 (R-150), on Certificate of Survey 1884 Tract 1A2, of Amended Tract 1, a 22.2 acre parcel of land. A pre-application neighborhood meeting was held on June 24, 2020 at 6:00 pm via Zoom meeting. Tax ID: D06558.

RECOMMENDATION

Approval of Zone Change 702 and adoption of the 11 criteria for this zone change provided within this report Karen Husman, Planner I, gave a brief presentation, and explained the determinations for the Recommendation of approval.

Public Hearing: Chairman Bush opened the public hearing and asked if there is anyone wishing to speak in favor or against County Zone Change #702.

Craig Dawson, Performance Engineering

No additional comments, please recommend approval of this Zone Change to the County Commissioners.

Discussion

Chairman Bush called for discussion. There was none.

Public Hearing:

Chairman Bush opened the public hearing and called for anyone wishing to speak in favor or against County Zone Change #702.



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Motion

Commissioner Bush made a motion and it was seconded by Commissioner Boucher to forward recommendation of approval and adoption of County Zone Change #702 with the findings of the 11 criteria based on the statutory (MCA 76-3-304) criteria for zone changes.

Name	Favor	Against	Abstain	Absent
Chairman Boucher	1			
Commissioner Wittman				1
Commissioner Ray	1			
Commissioner Bush	1			
Commissioner Hewett				1

The motion carries, 3-0. The YC Zoning Commission will forward a recommendation to the Board of County Commissioners of approval of County Zone Change #702.

OTHER BUSINESS

a. **Announcement:** The next Yellowstone County Zoning Commission meeting is scheduled for Monday, September 14, 2020, (Depending on application submittals).

Zoning Commission Public Hearings for Project RE:Code will convene August 26 and 27 at the Community Center Billings Parks and Recreation.

Adjournment 4:31 PM

**DRAFT. To be approved by a motion at the next scheduled meeting.
*Robbin Bartley, Administrative Assistant***