

City of Driggs
PLANNING AND ZONING COMMISSION MEETING
MINUTES
MEETING HELD IN CONFERENCE ROOM
September 9, 2015
6:30PM

MEMBERS PRESENT: Douglas Rey, Chris Valiante, and Grant Wilson

STAFF PRESENT: Ashley Koehler, Planning and Zoning Administrator and Annie Decker, Planning and Grants Technician

PUBLIC PRESENT: Brendan Conboy (VARD)

Chris Valiante called the meeting to order at 6:35 PM.

1. Approval of Meeting Minutes from 8-26-15

Commissioner Valiante pointed out that the motion to make Commissioner Larry Young Vice Chair had not been included in the minutes.

Commissioner Wilson motioned to approve the minutes with the listed amendment. Commissioner Rey 2nd the motion. Motion passed with all in favor.

2. Discussion: Zoning Ordinance Amendment for Off Highway Vehicle Repair and Sales

The Commission reviewed the updated draft of the Ordinance Amendment prepared by Staff as a result of the 8/12/15 discussion. The Commission again discussed appropriate standards and considered a comment letter received from the only business in town that would currently fit within the new proposed use. The Commission spent time considering whether this use would truly be appropriate in the Central Business District and determined that the use could be appropriate so long as the use was a Conditional Use. A CUP was preferred so the Commission and public could have the opportunity to review and set standards to make it compatible with the surrounding uses and neighborhood. The Commission also stated that it was important to maintain consistency with the proposed Driggs Land Use Code and requested that Staff include this new definition and use by district into the proposed Land Use Code.

Commissioner Valiante motioned to have staff bring the Zoning Ordinance Amendment for Off Highway Vehicle Repair and Sales as a Public Hearing to the October 14th, 2015 P&Z meeting. Commissioner Wilson 2nd the motion. Motion passed with all in favor.

4. Work Session: Teton Valley Land Use Code Project- Review of Draft Driggs Land Use Code

Koehler reminded the Commission of the public hearing on 9/23/15 and review timeline for the proposed Land Use Code. The Commission and staff worked on the following districts:

- Article 12: Streets and Public Improvements. Koehler explained to the Commission that this Article is under review by the City Public Works Department and the City Engineer but any comments from P&Z are also requested. Discussion of P&Z comments.
- The draft Zoning Map for the Proposed Land Use Code: Koehler explained the history of the mapping of the proposed districts and how the current map is a result of a number of

community, commissioner, and staff work sessions. The Commission compared the draft map to the Future Land Use Map in the Comprehensive Plan.

5. Staff Items

- a.** Koehler reminded the Commission that that 9/23/15 meeting would include Public Hearings for two separate Conditional Use Permits as well as the beginning of Public Hearings for the proposed Land Use Code.

Commissioner Valiante motioned to adjourn the meeting. Commissioner Rey 2nd the motion. Motion passed with all in favor. Meeting adjourned at 9:00pm.

Chris Valiante, Chair