

**BONNER COUNTY PLANNING and ZONING COMMISSION  
PUBLIC HEARING MINUTES  
MAY 17, 2018**

**CALL TO ORDER:** Vice Chair Sabo called the Bonner County Planning and Zoning Commission workshop to order at 5:30 p.m. in the 1<sup>st</sup> Floor Conference Room of the Bonner County Administration Building, 1500 Highway 2, Sandpoint, Idaho.

**PRESENT:** Commissioners Vice Chair Kris Sabo; Brian Bailey; Taylor Bradish; and Sheryl Reeve

**ABSENT:** Chair Don Davis; Trevor Kempton, and Suzanne Glasoe

**ALSO PRESENT:** Planning Director Milton Ollerton; Floodplain Manager Jason Johnson; Planner I Marcus Pecnik; Planner I Caitlyn Reeves; Planner I Sam Ross; Supervisor II-Office Manager Jeannie Welter; Planning Technician Halee Sabourin; Compliance Supervisor Daniel Britt; and Compliance Investigators Lee Cornelison and Frank Chavez

**CHANGES IN AGENDA:**

Blanchard sub-committee discussion/vote: Director Ollerton stated the Planning department has been asked to postpone the vote. He stated there will still be discussion but the commission will not make a vote at this meeting.

**CONSENT AGENDA:**

**APPROVAL OF MINUTES:** The Chair requested the Commissioners declare if they had any corrections or changes to the approval of minutes as written for: May 9, 2018. Hearing no changes or objections, the Chair declared the minutes approved as written.

**PUBLIC WORKSHOP:**

**BLANCHARD NEIGHBORHOOD COMMITTEE:** Director Ollerton gave a list of individuals that have submitted letters of interest for the Blanchard area committee. He stated he went to the Town Hall meeting with the commissioners and learned that the Grange and the Community Center are two different buildings and different groups of people go to the two. It was during the Town Hall meeting that the people of the Community Center asked if we would hold a meeting there so that other individuals of the community may be able to hear what we are doing and submit letters of interest if they chose to do so. A meeting at the Community Center has been scheduled for May 31, 2018. The department will continue to accept letters until the middle of June and have this item back before this commission for a vote on June 21, 2018.

The commissioners and staff discussed doing interviews with the individuals submitting letters of interest so there is a chance to ask appropriate questions.

There was discussion regarding how long the interviews should last per individual. They discussed what questions would be asked. Some questions they came up with are as follows:

What is their vision of the area they are requesting to represent?  
How do they feel about the current zoning and perspective changes?  
Have they had any interactions with the planning department and if so, how was the experience?  
What do they think Bonner County will look like in 10 years?  
There was some discussion about learning their feelings regarding the smelter.  
Do they see Blanchard becoming a city?  
Do they have the appropriate time to commit to this committee and plan?

Milton explained that this area most likely wouldn't become an incorporated area as they are in the City of Spirit Lake area of city impact.

They discussed the expanding growth throughout all of Bonner County and the need for these area plans to get on top of the growth before it gets too far ahead of us.

The commissioners asked staff to pull the questions together so that the interview process can begin.

They discussed the criteria for participating on the committee.

**PERMANENT APPOINTED NEIGHBORHOOD COMMITTEE:** Director Ollerton talked with the commission regarding neighborhood planning committees. He stated the Selle-Samuels committee has requested to form a permanent committee that would have a bit more authority. As a result of the request, staff has done some research regarding these types of committees. He stated that some of the committees have as much as 21 members. He said that typically they are located in the cities and appointed by the Board. They would review land use applications that come through the planning department located within their neighborhood plan area. After their review they could make a recommendation to the Planning & Zoning Commission. Staff has discussed how this might be handled and we think this could be included in the agency review process. This would give them 30 days to review and submit comments to the department that would be included in the file documents for the hearing. There was discussion on whether this type of committee would be appointed by the Board or the Planning & Zoning Commission. Director Ollerton stated he will look further into this. Commissioners asked if there would be terms etc. Milton confirmed this would be the case. Members would still be able to make comments during the hearing at the public comment period as an individual not as a member of the committee. Commissioner Bailey expressed concerns regarding a permanent committee being one sided. Mr. Ollerton stated they could have meetings once a month. He further stated we wouldn't want these committees to become like Homeowner's Associations.

**OPEN LINE DISCUSSION:**

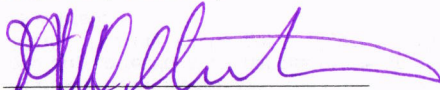
Director Ollerton told the commissioners the ordinances that were heard before this commission previously will be heard by the Board on June 13, 2018.

Commissioner Bailey asked in the ACI discussions were moving forward. Director Ollerton confirmed they were going to move forward with discussions and negotiations.

Discussion regarding P&Z commissioner terms: Kris and Sheryl's terms are expired this year. Director Ollerton stated these two positions will be advertised as the time draws closer.

The Vice Chair declared the hearing adjourned at 6:28 p.m.

Respectfully submitted,



Milton Ollerton, Planning Director

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The above Minutes are hereby approved this 7<sup>th</sup> day of June, 2018.

Bonner County Planning and Zoning Commission



Don Davis, Chair