

**FLATHEAD COUNTY PLANNING BOARD
WORKSHOP MINUTES
AUGUST 28, 2013**

CALL TO ORDER

A workshop of the Flathead County Planning Board was called to order at approximately 6:00 p.m. Board members present were Marie Hickey-AuClaire, Noah Bodman, Jim Heim, Jeff Larsen. Greg Stevens and Ron Schlegel. Bob Faulkner and Gene Shellerud were absent. BJ Grieve and Erik Mack represented the Flathead County Planning & Zoning Office.

There was 1 person in the audience.

WELCOME AND INTRODUCTION

Grieve summarized the purpose of the workshop and what progress had been accomplished to date concerning the Zoning Regulations update. He summarized the packet before the board and the availability of information concerning the workshops to the public.

PUBLIC COMMENT
(not related to agenda items)

None.

DISCUSSION ON THE LIST OF POSSIBLE ZONING TEXT AMENDMENTS DISTRIBUTED AT THE AUGUST 14, 2013 PLANNING BOARD MEETING

Stevens stated he had been unable to look at the information due to other obligations.

Larsen requested green belt zoning be put into the Zoning Regulations and had concerns on setbacks resulting from clustering in AG zoning.

Grieve and Larsen discussed the specific section in the Zoning Regulations where the setback issue was located and why it was an issue.

Staff and the board discussed in depth how to prioritize the list of possible updates before them and how to work on the issues. They continued to discuss in depth what was included in the board's packet and examples of what staff felt were easy updates from the list of zoning issues to be considered by Planning Board distributed 8/14/13. (See attached) These issues included #64, #30, #31, #29 and #2.

Stevens and Grieve discussed Stevens' concerns about deed restrictions regarding caretaker's cabins and how the issue came

about.

The board and staff continued to discuss at length how to proceed with updating the regulations, the issue with caretaker's facilities and deed restrictions and the role of the planning office in the update process. They discussed alternate wording for #64 concerning caretaker's facilities and the pros and cons of altering the wording, what zoning designations would be affected by the change and how deed restrictions could possibly be reversed.

The board and staff discussed in detail other issues which could be brought before the board at the next workshop which included Larsen's concern with clustering and setbacks in agricultural zoning, #5, #6, #7, #21, #26, #54, #8, #4 and #13, #39. (See attached)

The next workshop was scheduled for September 25, 2013.

Grieve reviewed how the information would be posted on the Planning and Zoning website.

**PUBLIC
COMMENT**

Mayre Flowers, Citizens for a Better Flathead, suggested the Planning and Zoning website clarify where the meeting information was located and the calendar of events. She suggested simplifying the information.

Grieve said he was open to any specific suggestions she had and summarized what information was on the website and for how long it was posted.

Grieve and Flowers discussed what the issue was concerning the website.

The board, Flowers and Grieve discussed how people could find the information for meetings and how to improve the website.

ADJOURNMENT The workshop was adjourned at approximately 8:15 pm.

Marie Hickey-AuClaire, Chairman

Donna Valade, Recording Secretary

*APPROVED AS **SUBMITTED**/CORRECTED: 10 / 9 / 13*