

LINCOLN COUNTY PLANNING BOARD MINUTES
TUESDAY, JANUARY 16, 2024– 5:30PM
LINCOLN COUNTY COURTHOUSE – LIBBY | NORTH ANNEX VIDEO CONFERENCE

MEETING CALLED TO ORDER: 5:30PM

BOARD MEMBERS PRESENT:

<input checked="" type="checkbox"/> <u>Michael Hobbs, Chair</u>	<input checked="" type="checkbox"/> <u>John Damon</u>	<input type="checkbox"/> _____
<input checked="" type="checkbox"/> <u>Ernie Anderson</u>	<input type="checkbox"/> <u>Scott Rodich</u>	<input checked="" type="checkbox"/> <u>Jim Gibson</u>
<input type="checkbox"/> _____	<input checked="" type="checkbox"/> <u>Scott Mattheis</u>	<input checked="" type="checkbox"/> <u>Doug Fryer</u>

STAFF: Jesse Haag (Director of Planning), Kristin Smith (KMR Consulting)

PUBLIC: Matt Franke, Paul Johnson, Wyatt Franke, Brittany Rutter, Ryan Olsen

AGENDA

- Meeting called to order.
- Approval of December 2023 meeting minutes.
 - Motion to approve by S. Mattheis, Seconded by J. Gibson.
 - Motion carries – unanimous.
- Lower Yaak Zoning District (LYZD)
 - K. Smith provides recap on changes to the LYZD proposal made by the board at previous meetings.
 - General board discussion noting typo in current proposal draft. Under Section II, Prohibited Uses #4 should say “well-maintained”, instead of ‘maintained”.
 - M. Hobbs entertains a motion to recommend approval of the Lower Yaak Zoning District preliminary text, along with the addition of “well-maintained” to Section II, Prohibited Uses #4, as noted above.
 - S. Mattheis states that he is against zoning in rural areas and thinks that approval of this could snowball into county-wide zoning.
 - J. Damon motions to recommend approval of the Lower Yaak Zoning District preliminary text, along with the addition of “well-maintained” to Section II, Prohibited Uses #4, as noted above. Seconded by E. Anderson. J. Damon, E. Anderson, and M. Hobbs vote to approve, S. Mattheis, J. Gibson, and D. Fryer abstain from the vote citing that they do not support rural zoning in Lincoln County.

- M. Hobbs comments on the board’s roles and responsibilities and reminds the board that the Commissioners tasked the planning board with drafting a recommendation for the proposed zoning district and were not asking the board for their personal feelings on the principal of the matter. He further clarifies the board that unless there is a conflict of interest, there is no reason not to vote. General discussion on the subject ensues.
 - S. Mattheis, J. Gibson, and D. Fryer decide to cast a vote and the motion carries 6-0 to recommend approval of the Lower Yaak Zoning District preliminary text, along with the addition of “well-maintained” to Section II, Prohibited Uses #4, as noted above.
 - D. Fryer motions to approve the original recommended boundary of the proposed Lower Yaak Zoning District. Seconded, by J. Damon. Motion passes unanimously.
 - M. Hobbs entertains a motion to forward the recommended Lower Yaak Zoning District text and boundaries to the Commissioners and initiate the public hearing.
 - J. Damon motions to approve, seconded by S. Mattheis. Motion passes unanimously.
- Planning Department Update
- Public Comment
 - M. Franke – Comments in support of the LYZD.
- Meeting adjourned at 6:20 pm
 - Motion by J. Damon, seconded by M. Mattheis. Motion carries – unanimous.