

PLATTE COUNTY

PLANNING & ZONING MEETING

JULY 18, 2002

The Platte County Planning and Zoning Board was called to order at 7:00 P.M. by Chairman Jay Collins. Board members present was Marty Shepard, Bill Klein, Doug Frederick and Tina Willis. Absent was the Interim Director, Kenneth Kennedy because of illness. Filling in for Kenneth was Clerk of the Board, Glenda Gray.

The Board met to hear the application for zoning change from Class V Agriculture to Class III Commercial on land located in the NW1/4SW14 of Section 9, Township 29 North, Range 60 West of the 6th P.M., Platte County, Wyoming. This property is presently zoned agriculture with a Special Use Permit to operate a boat rental business. The owners, Phil and Jenny Romero, desire to open a restaurant and under the Platte County Zoning Rules and Regulations, it is necessary to change the zoning to commercial.

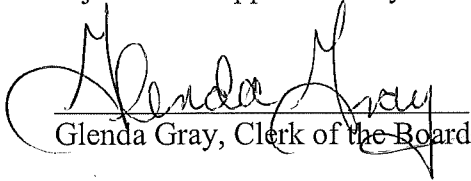
Glenda presented the board with the application, a site plan, legal description, and letter of justification. She also read the staff report which recommended a "Do Pass" to the Planning Board. Mr. Romero commented on the application. There were no people in attendance to comment on the application. Questions were asked by the board to Mr. Romero as to the permits that he would need to open a restaurant.

A motion was made by Bill Klein and seconded by Tina Willis to approve the zoning change from Class V Agriculture to Class III Commercial. The motion passed.

A Simple Subdivision Permit to divide a 25 acre parcel of land into 4 separate parcels with a minimum of 5 acres per parcel was presented by Sharon Graubeger. This land is located in a part of the NE1/4NE1/4, and part of the NW1/4NW1/4 of Section 26, Township 24 North, Range 68 West, Platte County, Wyoming. The property is separated east and west by the Ferguson Road or State Highway 312, therefore giving each parcel of land a publicly maintained access road. A motion was made by Marty Shepard and seconded by Doug Frederick to give a "Do Pass" recommendation to the Board of Commissioners to approve the Simple Subdivision Permit. The motion passed.

A Simple Subdivision Permit to divide a 50 acres parcel of land into 4 separate parcels with a minimum of 5 acres per one parcel and a maximum of 15 acres per 3 parcels was presented by Mr. and Mrs. Ronald A. Tamlin. This land is located in a part of the SW1/2SW1/4 of Section 33, Township 28 North, Range 68 West, Platte County, Wyoming. Each parcel of land has a direct abutment to Cassa Road, which is a publicly maintained access road. A motion was made by Tina Willis and seconded by Marty Shepard to give a "Do Pass" recommendation to the Board of Commissioners to approve the Simple Subdivision Permit. The motion passed.

It was decided to postpone the August meeting to September 12, 2002 at 7:30 P.M.
There being no further business before the Planning and Zoning Board, the meeting was
adjourned at approximately 7:45 P.M.



Glenda Gray, Clerk of the Board