

CITY OF GILLETTE PLANNING COMMISSION
MINUTES OF THE REGULAR MEETING
City Council Chambers ~ City Hall
June 13, 2017 ~ 7:00 p.m.

PRESENT

Commission Members Present: Vice-Chair Jennifer Thomas, Cindy Reardon, Jim Nielsen and Todd Mattson.

Commission Members Absent: Brenda Green.

Staff Present: Heath VonEye, Planning Manager; Natalie Buchwald, Planner; Clark Sanders, Planner; and Jill McCarty, Administrative Assistant.

CALL TO ORDER

Vice-Chair Thomas called the meeting to order at 7:00 p.m.

APPROVAL OF THE MINUTES

A motion was made by Jim Nielsen and seconded by Cindy Reardon to approve the Pre-Meeting Workshop and Regular Meeting Minutes of the City Planning Commission Meeting of May 23, 2017. Motion carried 4/0.

17.023SFPM-FINAL PLAT MINOR-Betcher Subdivision

Natalie Buchwald presented Case No. 17.023SFPM.

In 2015 Mr. Betcher's property was annexed into the City of Gillette. The lot is currently undeveloped. In fall of 2016 Mr. Betcher proposed the Betcher Subdivision. That subdivision consisted of two (2) lots. However, the Planning Division received a letter from Mr. Betcher requesting to repeal the previously approved Resolution 2580 so that he may propose a new lot layout. That repeal request will be heard by the City Council at a future meeting.

Mr. Betcher is proposing to establish two (2) lots and one (1) tract as part of the Betcher Subdivision. The proposed lot lines match the zoning designations established by the Betcher Annexation. Lot 1 being zoned as C-3, Business/Services zoning district while Lot 2 is zoned as I-1, Light Industrial zoning district. The newly established tract, Tract A, will also be zoned as I-1, Light Industrial but will be dedicated and deeded to the City for drainage as it is primarily covered by a large detention cell. A portion of Lot 1 will also contain a Drainage Easement. Currently the proposed subdivision is for ownership purposes only in anticipation of future development.

Natalie said they City Planning Division had received one citizen call regarding this case, inquiring what the different zoning designations meant and what uses would be allowed in the different districts.

Vice-Chair Thomas asked if there were any questions on the case. There were no further questions from the commission or the public on this case.

Jim Nielsen made a motion to approve said case. Cindy Reardon seconded the motion. Motion carried 4/0.

OLD BUSINESS

None

NEW BUSINESS

Heath VonEye introduced himself as the City Engineer and Planning Manager. Heath said there will be no meeting on June 27, or July 11, 2017. Todd Mattson and Jennifer Thomas were thanked for their service on the Planning Commission, as this would be their last meeting to attend.

ADJOURNMENT

The meeting adjourned at 7:15 p.m.

Minutes taken and prepared by Jill McCarty, Administrative Assistant.