

# **Moffat County Planning Commission Minutes**

## **February 6<sup>th</sup> 2024**

The Moffat County Planning Commission met in the Moffat County BOCC Chambers on February 6<sup>th</sup> 2024 at 6:30 p.m. The following were present:

**Members:** Eli Vesely, Martin Minnich, Rena Olson, Megan Cook, Ford Richmond

**Staff:** Candace Miller, Melody Villard

**Applicants and Guests:** 0

**Approval of minutes** – Rena made a motion to approve the minutes from October 3rd Megan seconded. Passes 3-0

### **ANNOUNCEMENTS**

The County Commissioners will meet **Tuesday February 13<sup>th</sup> 2024- Pubic meeting 8:45**  
The next Planning Commission Meeting will be **Tuesday March 5<sup>th</sup> 2024**

### **DISCUSSION ITEMS**

Candace explained the outcome of the October meetings application as the board had some turn over.

Board members introduced themselves and explained why they chose to join the P&Z board.

Energy applications-

Candace introduced the letter from the Conservation district, which outlines their list of soil related concerns that they would like to see covered in the requirements for energy projects.

The process for the current conditional use application was discussed and the need to create wind, solar, and battery storage specific applications with a higher fee and lengthier list of requirements to ensure that all bases are covered. Rena suggested looking at example from out of state where wind and solar are prevalent.

Marty asked about rezoning large acreage for solar projects, Eli and candace explained to process of re-zoning vs. condition used based on specific zone uses.

### **ACTION ITEMS**

Lori Lazarus- Exemption application E-24-01

Eli explained the process to review and vote on the exemption application. Candace explained the details of the property on the exemption application and plat as well as the rules/regulations of exemption. Rena asked about access and whether a driveway permit will be required for the new parcel. Candace explained that Frontier rd. is dedicated to the public and that Lee Bailey would need to apply for a driveway permit when/if she develops.

Rena made a motion to approve Marty second, passes 3-0.

### **OTHER BUSINESS**

**ADJORNED-** 7:55pm