



The regular meeting of the City County Planning Board was called to order by Vice Chair, Chris Winterrowd at 7 PM on December 9, 2024. Members present were Bill Hodges and Cyndy Maxwell. Tina Toyne and Corinna Kirschenmann were present via Zoom/phone. Carla Colstad was unable to attend but gave her proxy vote to Chris Winterrowd. Not present were Jeff Hooker and Dan Lowe. City Planner was present via Zoom as well.

The Public Hearing for the Glick Conditional Use Permit was opened. Laurie Tschetter spoke in objection to the proposal stating the water table is too high. She stated there should be only residential development in that area. She stated that many people think this project should be moved to the industrial park. She later raised the issue that the zoning of this area was a surprise to her. Jose Funke spoke stating that he felt this kind of development was too easily approved by the Planning Board without consideration for long-term residents. Nolan Foster, civil engineer, reminded the Board that no zoning was being changed. The project has been moved to an industrial zone the Glicks own. Questions were answered regarding the road access for trucks. He felt that lighting and fencing which would be done would increase property values. Nelson Glick submitted signatures of additional residents who had earlier opposed the Zone Change but who were now not opposed to the Conditional Use. Board members asked questions regarding the changes to the property and what would be entailed and the hours which they have the trucks scheduled. The Public Meeting was then closed.

Minutes from the previous meeting were reviewed. Bill Hodges motioned and Cyndy Maxwell seconded and voice approval for acceptance was received.

The financial reports were reviewed and approved. Cyndy Maxwell motioned and Bill Hodges seconded and voice approval for acceptance was received. VP Winterrowd approved bills to be paid.

It was noted that the Glick Zone Change was not approved by the City Council. City Planner Mandeville voiced his willingness to assist in updating subdivision regulations. VP Chris Winterrowd agreed to contact Mayor Purcell to offer his services.

After discussion the Glick Conditional Use Permit was unanimously approved with road improvement and landscaping recommendations by the Board with Bill Hodges motioning and Cyndy Maxwell seconding said approval. Tina Toyne and Cyndy Maxwell, members whose terms are expiring this month, both indicated that they had made the decision to not request reappointment.

Community revitalization project would have to jump through certain hoops and have matching funds. Ann from the state Department of Commerce might be able to help with plans. The county growth policy hasn't been updated since 2014. Corrina talked with Commissioner Real Bird. He also said they are having Montana Coal Board Meeting concerning project grants. Economic Development strategy firm and a housing needs assessment is going forward.

Bill Hodges motioned for adjournment and Cyndy Maxwell seconded. Meeting was adjourned at 8:30 pm.

Submitted by  
Office