

Planning & Development Board

June 19, 2014
Park County, Montana

Attendance: Planning Board Members Rich Baerg, Bill Berg, Peter Fox; Dave Haug, Lewis Wilks; Mike Inman, planning staff; Joe Regula, NPS; John Mueller, minutes clerk

Call to Order: 2:21 p.m., Community Center, Gardiner

Public Comment on Agenda Items not Scheduled for a Public Hearing: None

Approval of Minutes: The board reviewed minutes for the May 15, 2014, meeting. *Bill Berg moved to approve the minutes. Rich Baerg seconded the motion. Motion passed.*

Conflict of Interest: None reported

Public Land Use Outreach & Education Process Update: Mike Inman said discussions continue with the education process now that outreach forums are completed.

Paradise Valley Corridor Study Update: The study is completed. The final document is available online, two hard copies are in the courthouse and Inman will have an electronic copy soon.

Economic Development Update: Peter Fox said the city's proposed annexation of county land on the east end of Livingston at the I-90 Interchange has been put on hold by Love's, the prospective developer. Fox attended a city planning board meeting as the county appointee to that board. Mark Rehder, Jim Woodhull, Inman and Fox met to touch base in an effort to facilitate city and county planning personnel consistently working cooperatively and sharing information. The city planning board voted to request a future working discussion with the planners and a few more city and county planning board members in attendance. The county board agreed said discussion would be positive to participate in. Both city and county growth policies contain language about working cooperatively, but there is no process of how to do it, nor has it ever actively been done. Lew Wilks said the effort begs the question of resolving how the city and county will work together in the future (such as on matters as the proposed truck stop) to ensure community interests at large are measured.

Fox said Mike Hedegaard (NRMEDD) is focusing most of his time in Park County and working with Katie Weaver of MSU Extension.

Bill Berg reported on an affordable housing discussion held in Gardiner.

Grants/Projects Update: Park County received a FLAP grant for Mill Creek Road pavement resurfacing, patchwork and surface regrading to Snow Bank Campground, new bridge decking and culvert installation. The project will be a \$1.7-million improvement.

A Boulder River Road Project kickoff meeting was held. The Two Mile and Miller Creek Bridges will be replaced as part of the \$7-million project, and eight miles of road will be resurfaced. Construction is to commence in 2017.

The county continues to await word on whether it will receive grant funds to purchase Confluence Park in Gardiner. The purchase will provide public use of the river access in perpetuity.

Gardiner Gateway Project Update: The project was granted an additional \$3.8 million from the Program Decision Committee due to design cost overruns. The Gardiner Water and Sewer District went out for bid for work to commence late summer/early fall 2014, which will officially kick off Phase 1 project construction with the majority of Phase 1 commencing next spring.

Discussion of July Meeting Agenda: One subdivision (two parcels at Loves Lane and Miller Drive) is under staff review, but it may not be ready for board review in July due to sufficiency issues. A subdivision outside of Gardiner is being proposed.

Public Comment: None

Adjournment*: 3:04 p.m.

*Following the meeting, board members participated in a walkthrough tour of the proposed Gardiner Gateway Project area with Joe Regula of the National Park Service.

Peter Fox
Chairman