

BROADWATER COUNTY PLANNING BOARD MINUTES

December 14th, 2021

Chairman, Ed Shindoll, called the meeting to order at 1:05 PM. Once seated, all rose for the Pledge of Allegiance.

Other board members present were Mary Heinemann and Dallas Diehl. Trinity Vandenacre was not present.

Board member, Mary Heinemann, made a motion to accept the November 20th, 2021 Planning Board minutes, as corrected. Board member, Dallas Diehl, seconded the motion. All board members voted in favor and the motion carried.

No new business to discuss.

Old Business:

Planning and Development Director, Nichole Brown, provided each Planning Board member a copy of the newly adopted Subdivision Regulations. The regulations were adopted on November 29th, 2021, by Commissioners, with a few amendments. One of the amendments was the removal of option two, in the Design and Improvement Standards Section, regarding roads. The Planning Board requested clarity on subdivision road standards and county road standards. Members of the Planning Board agreed to review the Subdivision Regulations and Supplements, to discuss during the next Planning Board meeting on January 11th, 2022 at 1:00 PM.

Items for Discussion:

Nichole Brown announced that Tara DePuy, retiring MACO Land Use Attorney, and her replacement, Karen Allie, will be appearing in Broadwater County to give a presentation on Thursday, January 13th, 2022 from 10:00 AM to 4:00 PM. Lunch to be provided. Nichole Brown read the agenda for this upcoming presentation. The Commissioners, Broadwater County Attorney's office, Planning Board and staff will all be invited to attend this. It was also noted that a Board training is scheduled for January 11th, 2022, at 6:00 PM. The Board training is instructed by Dan Clark, of the MSU.

Board Member, Dallas Diehl, announced that he spoke with Kevin Smith, from the DEQ. This was with the intent to educate himself on the process of the subdivision reviews. Dallas Diehl's question was whether or not DEQ reviews offsite impacts to aquifer and water. It was learned that DEQ does not. Dallas also stated that Kevin Smith is eager to educate Boards, such as Planning Boards. Dallas encourage coordinating a training opportunity. Nichole Brown agreed to research information on such trainings.

Legal Updates: No legal updates available at this time.

Comments from the floor:

Jeanine Stone approached the podium to introduce herself, as a person of interest to be appointed on the Planning Board. Jeanine questioned the process of appointing a Board member, and noted that her letter of interest was very thorough. Director of Planning and Development, Nichole Brown, addressed Jeanine's concern. She agreed to follow up with the Commissioners, regarding this matter. It was believed that this topic would be added to the agenda for the December 20th Commissioner's meeting. Nichole Brown also announced that she had received a resignation email from Trinity Vandenacre, on this date. Because the Planning Board is a five-member Board, there is now two vacancies.

Other business: No other business available to report.

Reports:

Nichole Brown presented a drafted letter, from the Planning Board to the Commissioners, regarding the Horse Creek Hills Subdivision. This letter was signed by the Planning Board members. The content of this letter was a submission of Horse Creek Hills Subdivision, to the Commissioners, without recommendation, which also explained the reasons for this non-recommendation.

Mary Heinemann made a motion to adjourn the meeting at 2:00 PM. Dallas Diehl seconded the motion. All voted in favor and motion carried.

Approved Ed. Shindell Date 1/11/22