

MADISON COUNTY PLANNING BOARD

To: Commissioners
From: Charity Fechter, Planning Director
Date: June 26, 2012

Subject: Planning Board Summary –June 25, 2012

The regular meeting started at the Big Sky Fire Station #2 Mountain village at 2:00 p.m. with 9 members present, Laurie Schmidt presiding. Al Scholes was present representing Chief Farhat, BSFD.

- **Presidents Comments**

Laurie Schmidt thanked Jan Banks and Don Loyd for their services to the Board.

- **Public Comments**

Al Scholes, Big Sky Fire Department, representing Chief Farhat, expressed their concerns about construction in the Big Sky area. Houses are being built without input by the Fire Department, causing the owners to have to do reconstruction to bring them up to code or living with less than ideal service by the fire department. Gallatin County has a land use permit system that gives the fire department a chance of contacting the owners before they've started building. The Fire Code (and Madison County ordinance) requires that properties be addressed with 4" reflective numbers visible from the street; this is not happening. This is a safety issue for the residents/owners as well as the fire department. Other issues include not being notified when new roads are built, and the tax implications of not knowing structures have been built, and the effect on law enforcement. The possibility of using the proposed coordinator/educator position was discussed, as was requiring construction permits and authorized addresses before construction begins. Other entities that need to be involved with developing a solution include the Big Sky Owners Association, YMC, Moonlight, Big Sky Water and Sewer District, Planning, Department of Revenue, Sheriff and Sanitation. Charity will contact the BSFD monthly with progress reports/updates.

- **Community Wildfire Protection Plan**

Jon Agner was scheduled to give a report on the CWPP but was not expected because of the active wildfires. The August 8 date in Twin Bridges would appear to conflict with the opening of the County Fair.

- **Growth Policy**

The 1999 comprehensive plan and 2006 growth policy were combined into one document for editing/updating. Teams of Planning Board members will rewrite various sections, to be reviewed at the July meeting. Jan will continue working on the document through July. August/September is the target period for the completed draft.

- **Planning Office Report**

In addition to the items noted on the report, I reported on the High Divide field trip to ground-truth the results from the wildlife/development planning model (Wild Planner). The results from the model are very good, though sites would still need to be evaluated. The Driftwaters Resort PUD site visit is scheduled for 2 p.m., June 27.

- **Position Description**

A very rough draft based on other available descriptions, also handed out, was discussed. The Planning Board believes very strongly that the position should be in the Planning Department because it could address such a variety of issues. The position should be funded for at least 5 years as anything less is not sufficient to determine its efficacy. (Also - See Jan's comments).

- **Planning Board Member Reports**

- Jan Banks – The Welcome to the Neighborhood party is 5:30, June 29, at the Fairgrounds. This year they will have 3 rotating stations and 1 overall discussion on soil health. She talked to the Conservation Districts about the proposed education position. The districts have had a chance to think about it and now enthusiastically support such a position. There is no funding available through them right now but they would be happy to serve as grant fund conduits. Jan submitted her resignation, but will continue to work for the Board through July.
- Lane Adamson – announced the weed pull at McAtee Bridge, 10 a.m., June 29.
- Kathy Looney – without addresses, emergency responders don't know they exist. The BLM RAC has discussed alternate methods for combating pine bark beetles, new information on wolverines.
- Laurie Schmidt – commented that the Beaverhead-Deer Lodge working group now has a web site.

The meeting adjourned at 4:05 p.m.