



BOUNDARY COUNTY PLANNING AND ZONING

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**PLANNING & ZONING COMMISSION
MINUTES of May 25, 2023, Public Meeting**

Boundary County Annex (former Armory Building) at 6566 Main St., Bonners Ferry, ID 83805

P&Z Members in attendance:

- | | | | |
|--|---|---|---|
| <input type="checkbox"/> Caleb Davis, Chair | <input checked="" type="checkbox"/> Wade Purdom, Co-Chair | <input type="checkbox"/> David Hollabaugh | <input checked="" type="checkbox"/> John Cranor |
| <input checked="" type="checkbox"/> Rob Woywod | <input type="checkbox"/> Scott Fuller | <input checked="" type="checkbox"/> Bill Benage | |
| <input checked="" type="checkbox"/> Adam Isaac | <input checked="" type="checkbox"/> Ron Self | | |

Co-Chair Purdom called the meeting to order at 5:31 p.m. Roll call: Commission members present are noted with an “X” in the boxes above. Also in attendance: Acting Zoning Administrator Clare Marley, Assistant Contract Planner Tessa Vogel, and members of the public.

Consent Agenda: Commissioner Cranor moved, and Commissioner Woywod seconded the motion, to approve the April 27, 2023, minutes. Commissioner Self advised that the minutes should reflect that he had to leave the meeting after the hearing for FILE 23-0043. The Co-Chair declared the motion approved on a voice vote, with correction as noted.

Public Workshop:

Ms. Marley presented multiple land use code topics to the Commission regarding private road standards, accessory dwelling units, and related definitions, subdivision and lot design standards, and the schedule for the Commission to hear ordinance updates.

PRIVATE ROAD STANDARDS –

The Commission discussed road surfaces, shoulder brush maintenance, and requiring a private engineer to sign off on the design of the road. The Commission requested additional information on road poundage requirements. Ms. Marley shared the information provided by Boundary County Road & Bridge regarding road standards and additional information on fire code standard roads.

ACCESSORY DWELLING UNITS –

The Commission agreed to keep the draft definition of accessory dwelling unit and dwelling as presented and the amendment of new Section 2.56. The Commission decided to move forward with scheduling the ordinance amendment.

SUBDIVISIONS & DESIGN STANDARDS –

The Commission agreed to keep the draft suggestions for the subdivision ordinance update to include the discouragement of creating flag lots except in certain circumstances due to topography, and would like to have a minimum width requirement that varies with zoning established. The Commission requested additional information on Road & Bridge distance standards for approaches and minimum road frontage information.

ORDINANCE UPDATE HEARING SCHEDULE -

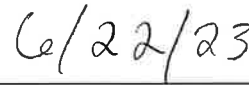
The Commission agreed to have the proposed text amendments for accessory dwelling unit and dwelling definitions and subdivision standards heard at the June 22, 2023, public hearing.

Announcements: Ms. Marley provided updates of the FEMA community assistance visit, the soon-to-be interactive zoning map, files heard by the Board of County Commissioners, and the Board of County Commissioners desire for the P&Z Commission to review and update the enforcement ordinance. The Commission requested to have information on the ordinance work Ms. Marley has done on the issue of enforcement.

Adjournment: Commissioner Self moved, and Commissioner Cranor seconded the motion, to adjourn the meeting. The Co-Chair declared the motion approved by a unanimous voice vote and the meeting adjourned at 7:07 p.m.



Caleb Davis, Chair
Boundary County Planning & Zoning Commission



Date: