Agenda

Tuesday, May 16, 2023

Bonner County Planning Commission

Location: Bonner County Administration Building, 1500 Hwy 2, Sandpoint, ID – 3rd floor meeting room, Online Zoom Teleconference and YouTube Livestream

4:30 p.m.
Public Meeting

Planning Commission call to order Pledge of Allegiance

Roll Call/ Determination of a Quorum Changes in agenda

Announcements

Consent Agenda — Approval of **May 2, 2023**, Planning minutes. (If no objections are voiced, Chair may declare minutes approved under consent agenda.)

Action Items

File AM0005-23 – Text Amendment – Bonner County Revised Code Title 12 – Bonner County is requesting a text amendment to Bonner County Revised Code, Title 12 to include the following proposed changes:

1) BCRC 12-215 – Modification to the site plan requirements to zone change and comprehensive plan map amendment applications. Changes result in only requiring a site plan drawn to scale, and does not include location of structures, utilities, yards, etc.
2) BCRC 12-223 – Modification to the Conditional Use Permit (CUP) standards to better align with state code. Changes result in a CUP be "not in conflict" with the comprehensive plan rather than "in accordance with" the comprehensive plan.
3) BCRC 12-225 – Cleanup and clarification for Conditional Use Permit code to conform to BCRC 12-127 and 12-223. Changes adds the Hearing Examiner as a decision maker, in accordance with BCRC 12-127.
4) BCRC 12-484 – Modification to the Vacation Rental Permit code to allow up to 20 persons total per property before requiring a Conditional Use Permit.
5) BCRC 12-496 – Removal of RV Dwelling Units as an allowable Vacation Rental or Short Term Rental.
6) BCRC 12-660, 12-621 and 12-812 – The proposed change to BCRC 12-812 is to avoid the misuse of the code as currently written. The proposed changes to the ratio calculations allows for a similar property shape creation as is currently allowed in the code.
7) BCRC 12-621 – Addition to the Lot Design code to disallow land use action to create split zoned properties.
8) BCRC 12-661 – Updates to Minor Land Division code to remove the 30 day processing time limit and update the final plat process.
9) BCRC 12-818 – Update to the RV Park definition to align with BCRC 12-496, redefining an RV park as any premises designated for the rental of 3 or more RV's, rather than 2 or more RV's.
10) BCRC 12-819 – Modification to the Street definition to avoid creating future non-conforming properties, and aligns with the Road and Bridge department, and GIS department street definitions.

Workshop Action Items

Comprehensive Plan:

- Meeting with Idaho Department of Lands and Idaho Department of Environmental Quality regarding the Natural Resources Component.
  - Discussion of the following components of the Comprehensive Plan (Not open to public comments): **Natural Resources**
- General Discussion of other components of the Comprehensive Plan and Timeline of Update of the components' text, if required.
- *The drafts of these suggested updates are available at the Planning Department's website on the Comprehensive Plan Update page.*

Following Public Hearings/ Workshops

DISCUSSION/DECISION:

- Commissioner and Staff Updates
- June 6, 2023, Agenda Items

If interested in participating, please visit our website for details at:

bonnercountyid.gov/planningcommissionhearings

Please be advised the referenced start time stated above reflects the beginning of the hearings. File start times and hearing durations will vary. Staff reports are available at the Planning Department or may be viewed at http://bonnercountyid.gov/ prior to the scheduled hearing. Any person needing special accommodations to participate in the public hearing should contact the Bonner County Planning Department at (208) 265-1458 at least 48 hours before the hearing.