



Town of Alpine
Planning & Zoning Commission
AGENDA

DATE: July 11th, 2006
TIME: 7:00 p.m.

PLACE: Alpine Town Hall • 250 River Circle
TYPE: Regular

1 - CALL TO ORDER

2 - ROLL CALL & ESTABLISH QUORUM

3 - P&Z MINUTES: June 13th, 2006 and June 27th, 2006 *Need Motion*

4 - COUNCIL MINUTES: June 20th, 2006 *Need Motion*

5 - TONIGHT'S APPOINTMENTS/ NEW BUSINESS:

- **BARDIER, Joan - LOT #8 Palisades Heights Subdivision** - Ms. Bardier is interested in a possible replat of her B-1 lot, she would like to make it into two lots and also seek a variance for single family residential housing. Karl Scherbel is assisting her with this project. Rather than have her pay any fees at this time, they would like to describe the project and see where they should start.
- **ALPINE DEVELOPMENT GROUP - Snake River Junction** - Nik Fiore of Jorgensen and Associates will present the Preliminary plat review for Phase I of the development. Please reference the letter and attached preliminary site plan.
- **McSORLEY, Mary - Sterling Land Co.** - Conceptual plat review, for a Planned Unit Development for a proposed project on 15 acres to be divided into approximately 100 residential townhouse units. The development is within a 1 mile radius of the Town limits.

6 - UNFINISHED/ONGOING BUSINESS:

- **BATES, Larry - Lot #34 Grey's River Village #2 - 441 Grey's River Loop:** Larry Bates is applying for a building permit and a septic permit. *FYI: The excavation work for the lot has been done and a letter sent to Mr. Bates regarding work done w/out a permit.* Secretary has not heard from Mr. Bates regarding his corrections.
- **LANPHEAR, Gary & Marietta - S-06-06 - 20 Hwy. 89: DBA Yankee Doodle's Cafe and Red, White & Brew** - The Lanphears' are the new owner's of the restaurant that was formally the Red Baron, they are applying for a sign permit. The restaurant will be called Yankee Doodle's Cafe and the sign will be placed on the roof. The sign is a double sided lighted cabinet sign. The lounge will be called Red, White & Brew, and the sign will be attached to the front of the building. This sign is a temporary vinyl sign. *FYI: This is a non-compliance issue. The signs have been installed and the clerk sent a letter to the owner's explaining the Town's sign codes. The letter is included in the application packet.* Please reference letter from the Mayor.
- **DAVIS, Eugene R. - REPLAT APPLICATION – PRELIMINARY REVIEW - REP-02-06- Lot # 325, 326, and 327- Located at 192, 194, 196 Trail Drive:** The property owner has chosen to table this issue until the July 25th, 2006 meeting.

• **P&Z ATTENDING COUNCIL MEETINGS:**

- 1) July 13th, 2006 - All Attending (*Workshop RE: Wastewater Treatment/ Sewage Collection project*)
- 2) July 18th, 2006 - Need to Assign

7 - ADJOURN MEETING- *Need Motion.*

AFTER MEETING REVIEWS/WORKSHOPS:

8 - Items given to P&Z during tonight's meeting:

- COUNCIL MINUTES FOR REVIEW: June 20th, 2006
- WILSON, Todd - Lincoln County Planning & Zoning Commission Rezone Application, Minor Subdivision Applications for Etna Trade Park I & Etna Trade Park II.
- Scofield, Steve & Dianna - Lincoln County Planning & Zoning hearing notice regarding a variance request.

- Krautter, Don - Lincoln County Planning & Zoning hearing notice regarding conditional use permit for a planned unit development to be named Longview Ranch Resort

9 -Items mailed to P&Z before meeting:

- P&Z MINUTES: June 27th, 2006
- Legal/Public Hearing Notice regarding the draft of the Municipal Master Plan
- LINCOLN COUNTY PLANNING & DEVELOPMENT NOTICE: Re; Mary McSorley, Sterling Land Co.