

**City of Cody**  
**Planning, Zoning and Adjustment Board**  
**Tuesday, May 23, 2017**

A regular meeting of the Cody Planning, Zoning and Adjustment Board was held in the Council Chambers of City Hall in Cody, Wyoming on Tuesday, May 23, 2017 at 12:00 pm.

Present: Steve Miller, Chairman, Kayl Mitchell, Buzzy Hassrick, Heidi Rasmussen, Sandra Kitchen, City Deputy Attorney, Todd Stowell, City Planner; Bernie Butler, Administrative Assistant.

Absent: Richard Jones, Curt Dansie, Reese Graham, Glenn A, Nielson

Chairman, Steve Miller called the meeting to order at 12:04 pm, followed by the pledge of allegiance.

Heidi Rasmussen made a motion, seconded by Buzzy Hassrick, to approve the agenda for May 23, 2017. Vote on the motion was unanimous, motion carried.

Buzzy Hassrick made a motion, seconded by Kayl Mitchell, to approve the minutes for the May 09, 2017 meeting. Vote on the motion was unanimous, motion carried.

**NEW BUSINESS:**

- A. Todd Stowell presented a site plan review for West Park Hospital Cancer Treatment Center addition, located at 1025 9<sup>th</sup> Street. The addition will be 8,600 square feet on the west side of the existing building, into the parking lot area. Tim Waldner and Doug McMillan of West Park Hospital answered questions from the Board.

Buzzy Hassrick made a motion, seconded by Kayl Mitchell, to approve the project, subject to the following items:

1. Provide the anticipated peak electrical demand calculations to the City electrical engineer, and address any capacity issues as necessary (Note: none anticipated).
2. Applicable city utility fees are to be prior to building permit issuance.
3. The exit lane must be marked "No Stopping or Parking" in the vicinity of the main entrance.
4. Add Note 3 of Sheet C600, or a more specific note about coordinating the sewer main work, to the demolition plan (Sheet C100).
5. Obtain any necessary WY DEQ approval of the sewer main relocation/extension.
6. The canopy lighting must be angled and/or shielded such that it does not create glare impacts to drivers on the highway.
7. The project must otherwise comply with the site plan and applicable building, fire, and electrical codes.
8. A building permit must be obtained within two years or this authorization will expire.
9. The new landscape will match the existing landscape.
10. Work with staff on reducing the lighting / glare in the area to the north of the building.

Vote on the motion was unanimous, motion carried.

P & Z Board Matters – none

Council Updates – none

Staff Items – none

Heidi Rasmussen made a motion, seconded by Kayl Mitchell to adjourn the meeting. Vote on the motion was unanimous, motion carried.

There being no further business to come before the board, Chairman Miller adjourned the meeting at 12:33 p.m.

---

Bernie Butler, Administrative Assistant