

**City of Cody**  
**Planning, Zoning, and Adjustment**  
**Board Meeting February 9, 2021**

A meeting of the City of Cody Planning, Zoning and Adjustment Board was held in the Council Chambers of City Hall in Cody, Wyoming on Tuesday, February 9, 2021 at 12:00 pm.

Present: Vice Chairman Richard Jones; Sandi Fisher; Rodney Laib; Scott Richard; Carson Rowley; City Attorney Sandee Kitchen; City Planner Todd Stowell; Administrative Coordinator Bernie Butler.

Absent: Wade McMillin, Kayl Mitchell

Richard Jones called the meeting to order at 12:00 pm, followed by the pledge of allegiance.

The Board welcomed new Planning and Zoning Board member Carson Rowley.

Sandi Fisher made a motion, seconded by Rodney Laib to approve the agenda for the February 9, 2021 meeting. Vote on the motion was unanimous, motion carried.

Rodney Laib made a motion, seconded by Scott Richard to approve the minutes from the meeting on January 26, 2021. Vote on the motion was unanimous, motion carried.

Todd Stowell presented the minor site plan review for a smoker shed and awning update for Fat Racks BBQ, located at 1491 Sheridan Avenue.

The building will be 18' x 20' and will be placed behind the existing building. The new building will be used for the applicant's BBQ smokers. The awning will replace the green awning material on the main building with steel roofing in either barn red or galvalume finish. The Board recommends the galvalume finish.

Sandi Fisher made a motion, seconded by Scott Richard to approve the building and awning for Fat Racks BBQ with recommendations in the staff report. Vote on the motion was unanimous, motion passed.

Todd Stowell presented the minor commercial review for Proprietress located at 1128 12<sup>th</sup> Street. The owner is rebranding the business and is proposing some exterior updating. Exterior colors would change from the red brick to a whitewash finish, and the back side of the building would be black. The fence would be a grey whitewash.

The front of the building would have three planters with three low-voltage lights to light the new sign. The sign will be individual letters, 18" tall and 3/4" thick. The sign is within the allowable size limits.

Rodney Laib made a motion, seconded by Sandi Fisher to approve the project and sign with the lighting options stated in the staff report. Staff recommends the LED lights in the planters are not more than 13 watts each. Vote on the motion was unanimous, motion passed.

Todd Stowell reviewed the Downtown Architectural District Sign application for Collection Professionals located at 1044 Beck Avenue. The applicant has requested two on-premise signs for the business. The signs will be three feet tall by five feet wide. The signs will be mounted as wall signs, or on the wood railing.

A Public Hearing for a special exemption for the setback and separation requirements for two proposed dwellings at 1322 10<sup>th</sup> Street was opened at 12:27.

Neighbors Tom Keegan, Leslie Bales, and Tom Quick were opposed to the special exemption.

With no further comment, the public hearing was closed at 12:43.

Todd Stowell explained the zoning for R-4 high-density residential district, which allows one dwelling per

1,800 square feet of the lot. This lot is 6,000 square feet, which qualifies for three dwelling units. He continued through the staff report.

Applicant Sarah Clark spoke to the Board and members of the public about her proposed project. She answered questions from the Board. The applicant has considered the neighbors responses and has an updated site plan from the original plan.

The Board would like clarification on some of the zoning codes and an updated site plan.

Sandi Fisher made a motion, seconded by Carson Rowley to table this item until the meeting on February 23, 2021. Vote on the motion was unanimous, motion passed.

Todd Stowell said the meeting on February 23, 2021 will be held at the Club Room in the Cody Auditorium.

Sandi Fisher made a motion, seconded by Rodney Laib to adjourn the meeting. Vote on the motion was unanimous, motion passed.

There being no further business to come before the Board, Vice Chairman Richard Jones adjourned the meeting at 2:03 pm.

*Bernie Butler*

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Bernie Butler, Administrative Coordinator