

City of Cody
Planning, Zoning, and Adjustment
Board Meeting March 8, 2022

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, March 8, 2022 at 12:00 pm.

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

Present: Carson Rowley; Cayde O'Brien; Karinthia Herweyer; Mathew Moss; City Attorney Scott Kolpitcke; Andrew Murray, Ian Morrison, Council Liaison Andy Quick City Planner Todd Stowell; Administrative Coordinator Bernie Butler

Absent: Scott Richard

Cayde O'Brien moved to approve the agenda for March 8, 2022, seconded by Andrew Murray. Vote on the motion was unanimous, motion passed.

Ian Morrison moved to approve the minutes from the February 22, 2022 meeting, seconded by Andrew Murray. Vote on the motion was unanimous, motion passed.

A Public Hearing opened at 12:04 for a Special Exemption to waive the City's requirement to install a 6-foot-tall privacy screen and/or landscape buffer along the west property line of 2301 Pioneer Avenue (Pioneer Apartments). There were no comments from the public. The Public Hearing was closed at 12:05.

City Planner Todd Stowell reviewed the Special Exemption request from Housing Solutions, to waive the 6-foot-tall privacy screen and/or landscape buffer along the west property line of 2301 Pioneer Avenue. The property has a new 24-unit apartment building on it. The property is currently zoned commercial but will most likely be rezoned to R-4 in the future. Immediately to the west is an 8-unit apartment building which is zoned R-4. R-4 zoning does not require the privacy screen and/or landscape buffer.

Cayde O'Brien made a motion, seconded by Ian Morrison to approve the Special Exemption to waive the required of the buffer along the west side of the property, with findings 1-4 in the staff report, and approve the request for as long as the use of the property remains as apartments. Vote on the motion was unanimous, motion passed.

City Planner Todd Stowell discussed the initial draft amendments to the Zoning Ordinance. The Board members will review the proposed edits, and analyze the accompanying sections of the code to identify any additional modifications that should be made. Discussion of the draft changes will continue at the Planning, Zoning, and Adjustment Board meetings as the agenda allows.

The next Board meeting will be held on March 29, 2022.

Ian Morrison made a motion, seconded by Cayde O'Brien to adjourn the meeting. Vote on the motion was unanimous. Carson Rowley adjourned the meeting at 1:00 pm.

Bernie Butler

Bernie Butler, Administrative Coordinator