

Citizen Advisory Committee Meeting #1 - Summary

Monday, July 23, 2007
Sheridan County School District #2 Building, 6:30 – 8:30 p.m.

Attendance

CAC: All members attended: Wayne Baumann, Cliff Clevenger, Mike Connell, Darlene Elliott, Janet Hoagland, Virgil Kinnaird, Mark Kinner, Ed Neeriemer, Carrie Rogaczewski, Clay Rowley, Craig Vogt, and Bob Wood.

BOCC: Terry Cram, Bob Rolston

Planning Team: Mark Reid (County Planner), Ben Herman (Clarion), Lesli Ellis (Clarion).

Public: none present

Agenda Topics

1. Welcome – County Commissioners (Bob Ralston and Terry Cram)
2. Introductions (Committee members, staff, and consultants)
3. Roles and Responsibilities of the Committee
4. Comprehensive Plan Process and Purpose (Scope of Work and public outreach)
5. Brainstorm “Issues”
6. Present Photo Exercise (for meeting #2)
7. Wrap-up (future meeting dates, etc.)

Discussion

Introductions

Each committee member introduced themselves and relayed their experience and interests. The committee is a mix of educators, long-time residents, ranchers, former and current planning and zoning board members, citizen volunteers, and represents a wide range of experience and interests across different regions of the county.

General Questions and Discussion

The planning team provided a brief overview of the planning process, purpose of a plan, and public outreach ideas. (See attached PowerPoint slides.) The CAC discussed the following topics:

- BOCC asked: Can the wording of the plan be as strong as possible, even though it is not regulatory?
- Clarify what is enforceable and unenforceable.
- The plan should be more than just an inventory, like the 1982 plan. Should also reflect needs.
- Incorporated elements from Vision2020 into the Plan. The vision is more like a wish list; we need to take it further into required policies and actions.
- Is county required to have a plan? Staff: 30+ year old state legislation enabled plans but a lot of communities have not updated plans since then. The 1982 plan reflects that early legislation. WY statutes are vague about what needs to go into the plan and how often it must be updated.
- The Planning and Zoning Commission struggles with lack of a plan. BOCC and P&Z have a good relationship and should work together through this effort. The planning team proposes joint meetings of the BOCC and P&Z throughout the process to the extent possible.

Public Outreach Ideas

- The Technical Advisory Group will involve the city planner and other experts.
- Meetings should be held in different locations of the county, such as Big Horn Lion's Club. Service organizations are a good way to get the word out. For instance the Rotary club.
- Need some controversy to generate interest in the plan ("food and fight").
- Locations: Clearmont School, library, Story library. Post office – easels at these locations.
- Use clear "test questions" to ask the public what they think. Could be "essay questions or multiple choice."
- Advocates will surface.
- Sheridan Press is a good way to get word out East.
- "Public Pulse" is the Radio 40 minute program – team members and perhaps committee members can utilize this forum.
- Website will be very important.
- Senior Center is a good location for meetings
- Ag Center

Issues

The planning team asked each CAC member to write what they see as five important issues. The list below reflects committee member comments, grouped into categories. The planning team will begin to generate an "Issues Summary" based on this input.

WATER AND SEWER

- Sewer and water infrastructure
- Study septic systems
- Water, sewer and storm sewer plans
- Wastewater
- SAWS—how to keep fees down to encourage affordable housing
- Water supply for future growth
- Adequate water supply
- How much water needed and where
- Water use and availability
- Healthy streams/watersheds

INFRASTRUCTURE

- Water, sewer, power, gas, transportation

GROWTH

- Planned growth
- A clear idea of where we want/ don't want growth to occur
- Manage growth
- Radius(donut) area
- Preserving what we value in present Sheridan County and realizing growth will occur
- Considering impacts on schools, fire, police, etc, as community grows
- A cost/benefit statement for new development

ZONING

- Zoning plan
- Status of county zoning and where to go with it- to fit community wishes
- Follow thru plan-followed in policy/regulation

COMMERCIAL AND BUSINESS DEVELOPMENT

- Business/Industry friendly
- We are booming. Think about what happens when things slow down
- Economic stability with small town feel

HISTORIC PRESERVATION

- Preserve historic areas
- Corridor

TRANSPORTATION

- Road system
- West beltway

AGRICULTURE AND OPEN LANDS

- Sustainable agriculture lands
- Open and agriculture lands seem to be perfect areas for development. Protect these areas.

- Protect open space
- Land trusts and conservation easements
- Open space

SAFETY

- Safe places/activities for youth

PLANNING PROCESS AND OUTCOME

- Plan with firm recommendations but room for flexibility
- Bring unincorporated areas into planning
- Bring out limits of “takings” that can be related to county actions
- Community input
- Website with contact info so comments and communications can be made
- Comp plan revisions 5yrs
- One vision for county
- Describe specific actions to be taken to implement the plan
- Put some strength into recommendations as legally possible

DEVELOPMENT

- Orderly plan for development of land use
- Planned zones vs. opportunity
- Individual developers building other than plans for areas
- Development moving land from rural to urban

HOUSING

- Workforce housing
- Affordable housing

PROPERTY RIGHTS

- Property rights- right to have and sell and to grow

Additional comments about issues:

Beltway versus agriculture

Prime development land versus beltway.

Census information doesn't add up – check with City and Mr. West.

Wrap Up

The next CAC meeting is tentatively scheduled for Monday, September 17, 2007.