

AGENDA
GEM COUNTY PLANNING AND ZONING COMMISSION
COUNTY COURTHOUSE
April 8, 2024
6:00 PM

REGULAR MEETING

1. **CALL TO ORDER**
2. **ROLL CALL**
3. **REVIEW AGENDA – ACTION ITEM**
4. **APPROVAL OF MINUTES – February 12, 2024 & March 11, 2024- ACTION ITEM**

PUBLIC HEARING – ACTION ITEMS

1. **A REZONE REQUEST BY ANDREW AND AMBER PAYNE TO REZONE 12.68+/- FROM A2 RURAL TRANSITIONAL AGRICULTURAL (5 ACRE MINIMUM) TO R3 RURAL RESIDENTIAL (2 ACRE MINIMUM) AT 120 W SALES YARD ROAD. T 06N, R 01W, SECTION 18. RP06N01W188500.**
2. **A VARIANCE REQUEST BY CATHY SMITH ON PROPERTY OWNED BY ACT HOLDINGS LLC, TO ALLOW A 1 ACRE PARCEL IN A 40 ACRE MINIMUM ZONE (PRIME AGRICULTURE) LOCATED AT 1111 E IDAHO BLVD. T 07N, R 01W, SECTION 33. RP07N01W331401.**
3. **A SPECIAL USE PERMIT REQUEST BY GRANT WEBB ON PROPERTY OWNED BY WEBBS INC FOR A MINERAL EXTRACTION OPERATION AT 18405 SWEET-OLA HIGHWAY. T 09N, R 11E, SECTION 11. RP09N11E117850.**
4. **PRELIMINARY SUBDIVISION PLAT(EDGEVIEW ESTATES #2) APPLICATION BY EDMONT ESTATES, LLC, TO REQUEST APPROVAL OF 5 BUILDABLE LOTS ON APPROXIMATELY 5.007+/- ACRES, LOCATED ON EDMONT ROAD, T 06N, R 01W, SECTION 6.**

REGULAR MEETING

1. **ITEMS FROM THE PUBLIC.**
2. **ITEMS FROM THE PLANNING DIRECTOR/ADMINISTRATOR.**
3. **ITEMS FROM THE PLANNING & ZONING COMMISSION.**
4. **UPCOMING MEETINGS:**
 - a. **Next regular meeting: Monday, May 13, 2024 at 6:00 pm**
5. **ADJOURN.**

Join Zoom Meeting via computer/smartphone/tablet:

<https://us06web.zoom.us/j/89066833459?pwd=7ntfWNCW5GuLOBaJpvtGaXTWdRhjKL.1>

OR

Go to: <https://www.zoom.us>
Click: “JOIN A MEETING”
Enter: **Meeting ID: 890 6683 3459**
Passcode: 552466

You can also dial in using your phone:

888 475 4499 US Toll-free
877 853 5257 US Toll-free
833 548 0276 US Toll-free
833 548 0282 US Toll-free