

**AGENDA**  
**GEM COUNTY PLANNING AND ZONING COMMISSION**  
**COUNTY COURTHOUSE**  
**April 10, 2023**  
**6:00 PM**

**REGULAR MEETING**

1. CALL TO ORDER
2. ROLL CALL
3. REVIEW AGENDA – ACTION ITEM
4. APPROVAL OF MINUTES –March 20, 2023– ACTION ITEM

**PUBLIC HEARING – ACTION ITEMS**

1. A REZONE REQUEST BY KYLE STRATTON TO REZONE 8.265+/-ACRES FROM A 2 RURAL TRANSITIONAL AGRICULTURE (5 ACRE MINIMUM) TO R 2 RESIDENTIAL TRANSITIONAL (1 ACRE MINIMUM)
2. A SPECIAL USE PERMIT #SUP 22-010 APPLICATION BY BENJAMIN BOMAN AND MICHAEL YERBY TO OPERATE AN RV STORAGE BUSINESS LOCATED ON 864 AND 874 E. IDAHO BLVD.
3. PRELIMINARY SUBDIVISION PLAT(BLACK CANYON RANCH)APPLICATION BY COTNER DEVELOPMENT COMPANY, LLC, TO REQUEST APPROVAL OF 15 BUILDABLE LOTS ON APPROXIMATELY 78.6 +/- ACRES, LOCATED AT 1380 BLACK CANYON HWY, T 07N, R 02W, SECTION 25.

**REGULAR MEETING**

1. ITEMS FROM THE PUBLIC.
2. ITEMS FROM THE PLANNING DIRECTOR/ADMINISTRATOR.
3. ITEMS FROM/ OR QUESTIONS FOR THE DEPUTY PROSECUTING ATTORNEY.
4. ITEMS FROM THE PLANNING & ZONING COMMISSION.
5. UPCOMING MEETINGS:
  - a. Next regular meeting: Monday, May 8, 2023at 6:00 pm
6. ADJOURN.

**Join Zoom Meeting via computer/smartphone/tablet:**

<https://us06web.zoom.us/j/83311968187?pwd=Vmh2UzMyN1pjMDNGM0RZLzhOUU5UQT09>

**OR**

**Go to:** <https://www.zoom.us>

**Click:** “JOIN A MEETING”

**Enter:** Meeting ID: 833 1196 8187

**Passcode:** 041028

**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

**Enter:** Meeting ID: 833 1196 8187

**Passcode:** 041028