

# MADISON COUNTY PLANNING BOARD

P.O. Box 278 • Virginia City, Montana 59755 • Phone (406) 843-5250 • Fax (406) 843-5229

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## MEETING NOTICE AND AGENDA

6:00 p.m.

January 28, 2019

Madison County Administration Building (103 W Wallace St), Public Meeting Room  
Virginia City, Montana

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1. Call to Order
2. Roll Call
3. Minutes
  - A. October 29, 2018
  - B. November 26, 2018
4. President's Comments
  - A. Welcome to Board Members, New and Returning
  - B. Accept Appointment of Tamara Millican-Wood
  - C. Planning Board Contact Information
  - D. Other
5. Opportunity for Public Comment for items not on the agenda
6. Statement of Conflict of Interest / Ex Parte Communications
7. Public Hearings (6: 15 pm)
  - A. Growth Policy: Big Sky Master Trails Plan
8. Subdivision
  - A. Pre-application - Housman: A first minor subdivision, creating one 20.01 acre parcel to be lifted from the Agricultural Exemption in Tract B, COS 7/2457-AE, in Section 36, Township 3 North, Range 3 West, C.O.S. 7/2457AE. Located on the west side of MT 359 approximately 0.5 miles south of S. Boulder Rd intersection (*Owner – Curtis & Deidra Housman.*)
  - B. Pre-application – Eglise Village Subdivision PUD: A Planned Unit Development consisting of 24.91 acres in the area south of Big Springs Village subdivisions and west of the Lower Golf course subdivision in Yellowstone Mountain Club. The parent tract consists of an un-platted parcel located in the southeast ¼ of Section 12, Township 7 South, Range 2 East and the southwest ¼ of Section 7, Township 7 South, Range 3 East. This subdivision proposes clustered development, consisting of 1 condominium lot containing 11 duplexes (22 total condominiums), one multi-family building containing 20 condominiums, and one open space lot.
  - C. Pre-application – Lower Ulery's 4: A major subdivision, pulling 15.16 acres from the larger parent parcel into Condo Lot 1 (5.48 acres; 5 residential condo units) and Open Space 1 (9.68 acres). The property is an unplatted tract of land in the southwest ¼ of Section 13, Township 6 South, Range 2 East, generally located off Treeline Springs Road adjacent to Moonlight Trail in the Ulery's Lake neighborhood and Moonlight East development area.
  - D. Pre-application – Lee's Pool Subdivision PUD: A Planned Unit Development in Moonlight Basin consisting of 356.89 acres and located north of the Madison Village Base area and west of Strawberry Ridge and Ulery's Lakes Subdivisions off Jack Creek Road. This proposed development consists of 36 acres of commercial use (hotel, restaurant and spa), 15.99 acres of mixed use (residential, commercial and ski lodge), 118.95 acres of residential use (condo lots, 2200-4800 sq ft in size), a single tract of land (89.26 acres) to potentially include 30 future residential units, a single tract of land (133.02 acres) with one planned unit, as well as 39.99 acres of open space and 12.94 acres of road tracts.
9. Monthly Report
  - A. Mountain and Resort Town Planners Summit
  - B. Montana Wildlife and Transportation Summit
  - C. Other
10. Old Business
11. Nomination and Election of Officers (President and Vice President)
12. Board Functioning
  - A. Rules of Order
  - B. Meeting Decorum
13. New Business
  - A. 2019 Meeting Calendar
  - B. Planning Board Member Reports
  - C. Other
14. Adjournment

**Planning Board Members: Please call the Planning Office by Friday, January 25, if you will not be able to make the meeting. Thank you!**