

**CARIBOU COUNTY PLANNING & ZONING COMMISSION
MEETING MINUTES OF APRIL 4, 2018**

The Caribou County Planning & Zoning Commission met in regular session April 4, 2018, at 6:00 p.m. Present were David Miles, Jeff Godfrey, and Ross Harris, Commission members. Also in attendance were Krista Jahnsen, Planning and Zoning Secretary, Jon Goode with Itafos Conda Phosphorous Fertilizer Operation, and Robert and Lori Buck.

Ross Harris, Planning and Zoning Vice-Chairman, called the meeting to order.

The floor was given to Robert Buck (208)221-2428 for a follow-up discussion regarding vacating a partial plat of Lots 40 and 41 in the Caribou Village Phase II.

Mr. Buck presented in February. The Commission requested that he obtain additional information and present again.

Mr. Buck would like to change the plat to show the school bus turn around where it presently exists and remove the designated school bus turnaround on the plat. He was informed by Kim Spencer that the platted road located south of lots 40 and 41 is maintained by the County.

David Miles made a motion to allow Mr. Buck to vacate the road and keep the school bus turnaround where it presently exists. Jeff Godfrey seconded the motion. All were in favor. A recommendation will be sent to the County Commissioners.

The floor was given to Jon Goode with Itafos Conda Phosphorous Fertilizer Operation, to discuss deeding property back to Agrium.

Mr. Goode presented a map showing the plant sight and property being sold to Itafos from Agrium. Agrium has agreed to retain responsibility for reclamation of the old holding ponds. Itafos wants to quit claim that portion of properties back to Agrium. The parcel will need to be divided to sell the property back to Agrium. Agrium will need permanent access to the property but the public road does not touch the section of the parcel to be sold back to Agrium.

Mr. Goode would like to give a permanent deeded easement to Agrium that joins the County frontage road to the property to be reclaimed. This would provide the property permanent access.

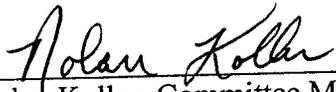
Mr. Harris asked Mr. Goode if it was the intention of Itafos to build and maintain the road to County specifications so emergency vehicles could access the property. Mr. Goode said the road currently exists on the potential easement property and is being maintained to County specifications. They plan on continuing to maintain the road to County specifications.

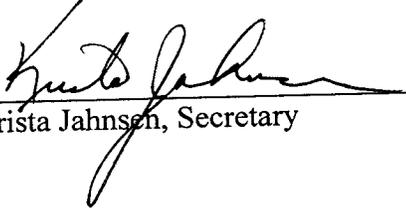
David Miles made a motion to allow Itafos to grant to Agrium a permanent deeded easement that joins the quit claimed property to the County frontage road, with the road to be kept up to County Specifications. Ross Harris seconded the motion. All were in favor. The recommendation will be sent to the County Commissioners.

The Commission discussed changing the meeting time to 7:00 p.m. Ross Harris made a motion to change the meeting time to 7:00 p.m. beginning May, 2018. David Miles seconded the motion. All were in favor. The meetings will begin at 7:00 p.m. beginning May 2018.

Minutes of the March 2018 meeting was reviewed. Ross Harris motioned to approve the minutes. Jeff Godfrey seconded the motion. All were in favor. The meeting minutes were approved.

David Miles motioned to adjourn the meeting. Jeff Godfrey seconded the motion. All were in favor. The meeting was adjourned. The Planning and Zoning Commission will plan on meeting May 2, 2018, for a regular meeting.

Signed: 
Nolan Koller, Committee Member

Signed: 
Krista Jahnsen, Secretary