

Carbon County Planning Board  
Meeting  
11-22-16

- A. Call Meeting to Order, 7:00 pm
- B. Roll Call
  - Present: Betsy Scanlin, Julie Jones, Annette Anderson, Clinton Giesick, Gordy Hill, Pits DeArmond, John Francis, Brent Moore
  - Not Present: Gene Koch, David Alsager
- C. Approval of September 20, 2016 Minutes (October meeting cancelled)
  - Betsy moved to approve. Annette second.
- D. Public Hearings
  - Davenport Subdivision
    - o 2 lot subdivision
    - o Already existing homes
    - o Annette moved to approve per application conditions. Gordy second.
  - Nearby gravel pit was a concern to Mrs. Davenport
    - o Will be handled via administrative review
- E. Regular Business
  - Continued discussion of Fire Suppression
    - o \$5,000 per lot fee, dry hydrant installation, or variance (meaning no fee or hydrant)
  - Being closer to municipal water will render a better ISO rating
  - Most Red Lodge area homes that have dry hydrants are in the \$500,000+ price range
  - Underground tanks need to meet engineer specifications
    - o Edgar Acres Subdivision is an example of non-compliance
  - Home Owners Associations need to be responsible for underground tank maintenance
    - o Red Lodge Fire District performs tank inspections
  - Some municipalities such as Bearcreek have pumping limitations in regard to fire suppression, for example water lines would collapse
  - Lake County (Polson, MT) performs a Risk Assessment to determine the need for a dry hydrant
    - o Higher risk may require dry hydrant installation or fee payment
    - o Fee income can help with purchase of upgraded equipment
    - o Risk Assessment will be researched for Carbon County
- F. Audience Communication
  - Ron Wolfe
    - o Cooney Dam residential development went from \$15,000 tank installation to \$40,000

- Advised to be aware of unexpected rises in costs
- Perhaps notify property buyers of higher fire risk in certain areas
- Ron Kapor
  - Fee income in lieu of dry hydrant installation needs to be monitored
  - Fee income funds should be kept in fire district where subdivision is located
  - Feels \$5,000 per lot fee is too high

G. Written Communication

- None

H. Committee Reports

- None

I. Staff Reports

- Brent????

J. Adjourn Meeting

- 8:30 pm
- Betsy move. Pits Second.