

**Minutes of Meeting  
Land Use Discussion  
June 11, 2018  
10:00 a.m.**

The Kootenai County Board of Commissioners: Chairman Marc Eberlein, Commissioner Chris Fillios and Commissioner Bob Bingham met to discuss the following agenda items. Also present were Community Development Director David Callahan and Deputy Clerk Tina Ginorio. Also present was Kootenai County Resident Gregory Mills.

- A. Call to Order:** Chairman Marc Eberlein called the meeting to order at 10:00 a.m.
- B. Changes to the Agenda:** There were no changes to the agenda.
- C. Action Items**

**Discussion with resident Gregory Mills regarding the use and division of his property**

Kootenai County Resident Gregory Mills, of 7999 Carnie Road, Coeur d’Alene, introduced himself and explained he wished to split a ten-acre plot and give five acres to his daughter. He explained she had lived in a trailer on the plot for a number of years. He reported that a Community Development representative told him he needed to have a number of things done before he could complete his plan. He said he was told he would have to have the plot surveyed, get a water permit, a Perc test (percolation test, to determine water absorption rate of soil to prepare for putting in a leach field or infiltration basin) and get authorization for a whole subdivision. Mr. Mills stated the parcel had already been surveyed and all the tests carried out; the plot his daughter lives on already has water, sewer and power.

Community Development Director David Callahan stated he thought there might be a fast solution to the problem. He said that Civil Deputy Prosecuting Attorney Pat Braden, who acts as Community Development’s legal counsel, has included this topic in the next round of code amendments to be considered. Mr. Callahan said the amendment would allow minor subdivisions to be done without the cumbersome process. He explained that the item should go to a Planning Commission Workshop in June or July of 2018, after which public hearings would be held the next month, and it would be sent to the Board for approval the following month. Mr. Callahan estimated the issue might be settled by August or September 2018.

Mr. Mills expressed his pleasure at the information. He confirmed he would make his application in August. He provided the Board with his email address, in case Community Development needed to contact him before that.

Commissioner Bob Bingham urged Mr. Mills to be sure there is an access easement on the road for the property. Mr. Mills said he would. He thanked Mr. Callahan and the Commissioners for their help.

- D. Public Comment:** This section is reserved for citizens wishing to address the Board regarding a County related issue. Idaho Law prohibits Board action on items brought under this section except in an emergency circumstance. Comments related to future public hearings should be held for that public hearing. There was no public comment.

Chairman Eberlein adjourned the meeting at 10:20 a.m.

Respectfully submitted,

JIM BRANNON, CLERK

MARC EBERLEIN, CHAIRMAN

BY: \_\_\_\_\_  
Tina Ginorio, Deputy Clerk

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