

LINCOLN COUNTY COMMISSION MEETING AGENDA (Tentative agenda subject to change) Lincoln County Courthouse Commission Boardroom, Suite 301, Kemmerer (As of 1/30/2025)	
Tuesday, February 4, 2025	
10:00 a.m.	Call to order / Pledge of Allegiance / Invocation Consent Items: Approval of agenda; minutes of January 21, 2025; orders for reduction/addition to the assessment roll; approval of vouchers Stephen Allen, Chief of Staff Correspondence Items Discussion Items - Commission/Staff Calendar Items
11:00	Ken Kuluski, Planning Director (Agency update)
11:30 – 1:30	Lunch break
1:30 – 1:45	Public Hearing: Retail Liquor License – Neon Tiger Group LLC (see attached)
1:45 – 2:00	Public Hearing: Retail Liquor License – Amber Lesoon and Crystal Hyde, dba Prohibition Outpost LLC (see attached)
2:00 – 2:30	Jacob Fiebke, Lower Valley Energy (Crow Creek Natural Gas Line) Adjourn
Wednesday, February 5, 2025	
10:00 – 12:00	Call to order / Pledge of Allegiance / Invocation Approval of Agenda Ken Kuluski, Planning Director (See Planning Office Agenda) Adjourn

Meetings will be broadcast via video conference at the Lincoln County
EOC Conference Room, 421 Jefferson Street in Afton

Tuesday, February 18, 2025 at 10:00 a.m. Lincoln County Courthouse, Commission Boardroom, Kemmerer
Tuesday, March 4, 2025 at 10:00 a.m. Lincoln County Courthouse, Commission Boardroom, Kemmerer
Wednesday, March 5, 2025 at 10:00 a.m. Lincoln County Courthouse, Commission Boardroom, Kemmerer

NOTICE OF APPLICATION OF A COUNTY RETAIL LIQUOR LICENSE

Notice is hereby given that on the 13th day of January, 2025, Neon Tiger Group LLC, dba Neon Tiger Group filed an application for a Retail Liquor License in the office of the Clerk of Lincoln County for the following described location: 115732 Highway 89, Alpine, Wyoming.

Any protests, if any there be, against issuing of the license will be heard at 1:30 pm on the 4th day of February, 2025, at the Lincoln County Courthouse, Commissioners' Boardroom 3rd Floor, 925 Sage Avenue, Kemmerer, WY, and via video at the EOC Conference Room, 421 Jefferson Street, Afton, WY.

/s/ April Brunski
Lincoln County Clerk

Publish January 22nd & January 29th

NOTICE OF APPLICATION OF A COUNTY RETAIL LIQUOR LICENSE

Notice is hereby given that on the 14th day of January, 2025, Amber Lesoon and Crystal Hyde, dba Prohibition Outpost LLC filed an application for a Retail Liquor License in the office of the Clerk of Lincoln County for the following described location: 88065 N. Hwy 89 #3, Afton, WY

Any protests, if any there be, against issuing of the license will be heard at 1:45 pm on the 4th day of February, 2025, at the Lincoln County Courthouse, Commissioners' Boardroom 3rd Floor, 925 Sage Avenue, Kemmerer, WY, and via video at the EOC Conference Room, 421 Jefferson Street, Afton, WY.

/s/ April Brunski
Lincoln County Clerk

Publish January 22nd & January 29th

**TENTATIVE
OFFICE OF PLANNING AND DEVELOPMENT AGENDA
FOR
LINCOLN COUNTY COMMISSION**

Wednesday, February 5, 2025

10:00 A.M.

*Location: Lincoln County Courthouse, 925 Sage Ave 3rd Floor, Kemmerer, WY
Or by via video conference at the
Afton Branch Office Building, EOC Conference room, 421 Jefferson St., Afton, WY*

I. DEVELOPMENT REPORT

- **North Lincoln County**
 - **7 Residential Use Permits**
 - **0 Small Wastewater Permits**
- **South Lincoln County**
 - **0 Residential Use Permits**
 - **0 Small Wastewater Permits**
- **3 Zoning and Development Permits**

II. PROJECTS

A. 117 MA 23 Bedford Meadows Estates – Development Agreement

Lenore H. Clark Living Trust

- The Board of County Commissioners approved Bedford Meadows Estates Preliminary Plat in June, 2024. At Final Plat inspection the cul-de-sac was not built as originally platted and approved. The area where the cul-de-sac was approved now contains utilities. The developer and their representative came before the Planning and Development Office with the new proposed cul-de-sac layout which proposes the original cul-de-sac be left as an easement and a new cul-de-sac be built 60 feet to the west. Planning staff recommends that the change to the cul-de-sac is minor and that signing a new Development Agreement with the proposed cul-de-sac would be appropriate.
- Located 2.7 miles east of the Town of Thayne, Wyoming in T34N, R118W, Section 33.

III. PUBLIC HEARINGS

B. 402 SS 25 Canyon View Subdivision

Bruce Lee Forsyth & Diane Ludlow Forsyth, Trustees

- A Simple Subdivision application to subdivide 5 +/- acres into 2 residential lots with an average lot size of 2.5 +/- acres in the Rural Zone.
- Located 5.3 miles southeast of the Town of Afton, Wyoming T31N, R119W, Section 14.

C. 201 MS 25 Bar VT Ranchettes 2nd Filing

Rick L. and Barbara Ann Sessions

- A Minor Subdivision Preliminary Plat proposal to subdivide 15.95 +/- acres into three residential lots with an average lot size of 5.32 +/- acres in the Rural Zone.
- Located 1.3 miles northwest of the Town of Afton, Wyoming in T31N, R119W, Section 12.

D. 202 MS 25 Grover Meadows

Chase J. & Megan B. Jensen

- A Minor Subdivision Sketch Plan proposal to subdivide 16.24 +/- acres into three residential lots with an average lot size of 5.41 acres +/- in the Rural Zone.
- Located in the community of Grover, 2.5 miles north of the Town of Afton, Wyoming in T33N, R118W, Section 31.

E. 109 MP 24 Mountain Estates Master Plan

Bucket List, LLC c/o Derk Izatt

- A Major Subdivision Preliminary Plat – Amended Master Plan application to subdivide 75.85 +/- acres into 65 lots, 52 town homes, four parks, and a utility tract. The average lot size is 1.04 +/- acres in the Mixed Zone.
- Located adjacent to the Town of Star Valley Ranch, Wyoming in T35N, R118W, Section 30.

IV. OTHER PLANNING MATTERS

ADJOURNMENT

NOTE: Additional information regarding the above noted files can be viewed at <https://weblink.lcwy.org/WebLink/Browse.aspx?id=161128&dbid=0&repo=LincolnCounty> Projects for Planning OR at lincolncountywy.gov Planning and Development, BCC Packets.

All interested citizens are invited to attend the public hearing and to provide input. Those planning on attending should call the day before to see if the meeting and project is still scheduled.