

**MINUTES  
CITY OF LARAMIE, WYOMING  
LARAMIE PLANNING COMMISSION  
JUNE 26, 2023**

**1. CALL TO ORDER**

Meeting was called to order by Chair Moody at 4:32 p.m.

Members present: Tom Mattimore, Donal O'Toole, Sylvie Prasilik, Jake Schneider, and Chris Moody.

Members absent: Sharon Buccino and Chris Dixon.

Council Liaison: Sharon Cumbie (joined at 4:41 pm)

Staff Present: Derek Teini, Planning Manager; Philip Gabathuler, Principal Planner; Joseph Shahidi, Associate Planner; Todd Feezer, Assistant City Manager; and Ryan Shoefelt, Deputy City Clerk.

**2. APPROVAL OF AGENDA AND MINUTES**

**2.A. Changes and Approval of Agenda**

MOTION BY O'TOOLE, seconded by Schneider, that the Agenda was approved as written.

MOTION CARRIED by voice vote.

**2.B. Planning Commission Meeting Minutes**

**2.B.i. LPC Minutes 5.22.2023**

MOTION BY O'TOOLE, seconded by Prasilik, to approve the minutes from May 22, 2023.

MOTION CARRIED by voice vote.

**2.B.ii. LPC Minutes 6.12.2023**

MOTION BY MATTIMORE, seconded by Schneider, to approve the minutes from June 12, 2023.

MOTION CARRIED by voice vote.

**3. CITIZEN COMMENTS - Non-Agenda Related Topics – No Action Can Be Taken**

None.

**4. PLANNING COMMISSION AND STAFF REPORTS AND COMMENTS**

None.

**5. DISCLOSURES - Ex-parte communications; potential conflicts of interest**

Member Schneider will recuse from 6.B.i. CUP-23-02 2717 E Armory Rd. - UW Athletic Storage Building/Indoor Tennis Complex Expansion for being involved in the project.

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**6. CURRENT PLANNING PROJECTS**

**6.A. OLD BUSINESS:** No items.

**6.B. NEW BUSINESS:**

**6.B.i. CUP-23-02 2717 E Armory Rd. - UW Athletic Storage Building/Indoor Tennis Complex Expansion**

MOTION BY MATTIMORE, seconded by O'Toole, to approve a Conditional Use Permit for the expansion of a College of University (non-exempt) use to the expansion of a College or University (non-exempt) use to expand the Athletic Storage Building/Indoor Tennis Complex within a R3 zoning district located at the 2717 E Armory Rd. Laramie, WY 82072, based on findings of fact and conclusions of law and subject to all staff's recommended conditions.

Public Comment: none.

Roll call showed Aye: Mattimore, O'Toole, Prasilik, and Moody. Nay: None. Absent: Buccino, Dixon. Recused: Schneider. MOTION CARRIED.

**6.B.ii. CUP-23-04: 419 S. 8th St.- Central Kitchen Generator**

MOTION BY O'TOOLE, seconded by Mattimore, to approve a Conditional Use Permit for the expansion of a pre-existing non-conforming use of a Catering and Commissary Facility on a lot zoned R3 (Multi-Family) located at 419 S. 8th St., based on findings of fact and conclusions of law and subject to all staff's recommended conditions.

Public Comment: none.

Roll call showed Aye: Mattimore, O'Toole, Prasilik, Schneider, and Moody. Nay: None. Absent: Buccino and Dixon. MOTION CARRIED.

**6.B.iii. CUP-23-04: 811 South 17th St - Beitel Elementary School Generator**

MOTION BY O'TOOLE, seconded by Mattimore, to approve a Conditional Use Permit for the expansion of a pre-existing non-conforming use of a Public School on a lot zoned R1 (Single-Family Residential) located at 811 S. 17th St, based on findings of fact and conclusions of law and subject to all staff's recommended conditions.

Public Comment: none.

Roll call showed Aye: Mattimore, O'Toole, Prasilik, Schneider, and Moody. Nay: None. Absent: Buccino and Dixon. MOTION CARRIED.

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**6.B.iv. PP-22-03: Stagecoach Subdivision, 2nd Filing Preliminary Plat**

MOTION BY MATTIMORE, seconded by O'Toole, to recommend that the City Council approve the Stagecoach Subdivision, 2nd Filing Preliminary Plat, based on findings of fact and conclusions of law and subject to staff's recommended conditions.

Public Comment:

Thomas Wilhelm- clarification on street design, drainage concerns, street names.

Alice Wilhelm- drainage concerns.

Jeff Greenwald- drainage issues.

Roll call showed Aye: Mattimore, O'Toole, Prasilik, Schneider, and Moody. Nay: None. Absent: Buccino and Dixon. MOTION CARRIED.

**6.B.v. FP-22-04: Cirrus Sky, East Phase, Final Plat**

MOTION BY O'TOOLE, seconded by Schneider, to recommend that the City Council approve the Cirrus Sky, East Phase, Final Plat, based on findings of fact and conclusions of law.

Public Comment: none.

Roll call showed Aye: Mattimore, O'Toole, Prasilik, Schneider, and Moody. Nay: None. Absent: Buccino and Dixon. MOTION CARRIED.

**7. LONG RANGE PLANNING PROJECTS**

No items.

**8. VARIANCES (sitting as Board of Adjustment)**

No items.

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9. ADJOURN

MOTION BY O'TOOLE, seconded by Mattimore, to adjourn the meeting.

MOTION CARRIED by voice vote.

Meeting adjourned at 6:38 p.m.

APPROVED:

  
Chris Moody, Planning Commission Chair

8/14/23  
Date

  
Derek Teini, Planning Manager

8/15/23  
Date