

Timeline/Scheduling for Public Hearing Agenda Items

Items to be scheduled for a Public Hearing (either Planning & Zoning Commission or Board of County Commissioners) need to be submitted to the Planning Office approximately one month prior to the hearing date.

Public Hearings must be “noticed” by a legal ad in the official newspaper (in this case it’s the TVN) at least 15 days prior to the hearing. Because of the publication schedule and deadlines set by the TVN this means that the ad needs to be submitted to the paper 25 days prior to the hearing in order for it to be published in time. Consequently, I need to receive any items 27 – 28 days prior to the hearing date to allow time to draft the agenda, submit it to the Planning Administrator for review and then forward it to the PZC or BoCC Chairman for final approval.

If there is a public meeting, at which no decisions will be made and the intent is to discuss a particular topic, the meeting will be noticed as a public meeting online and in the Courthouse. The planning department still needs materials at least two weeks ahead of time so that an agenda can be created and packets can be copied for commissioners and posted online for the public.

Planning Commission public hearing dates for 2013 are: 7/9, 8/13, 9/10, 10/8, 11/13, & 12/10

County Commissioner 2013 public hearing dates are: 7/11, 8/15, 9/12, 10/17, 11/14, & 12/12

If there are no items submitted or continued from a previous hearing, there will be no hearing for that month. For example, the Board did not have any agenda items for July so they will skip the 7/11 hearing.

PROFESSIONAL SERVICES AGREEMENT

This professional services agreement is between FREMONT COUNTY, IDAHO ("County") acting by and through the FREMONT COUNTY BOARD OF COUNTY COMMISSIONERS ("Board") and CODE STUDIO, a Texas corporation.

The parties agree as follows:

SCOPE OF WORK

County engages Code Studio to perform the following consulting services:

Phase I: Model Code Understanding

Task 1.1: Model Code Project Kick-Off

Code Studio will work with County's advisory committee to schedule a kick-off meeting to discuss project goals, schedule, outreach and local coordination. Code Studio and the advisory committee will discuss public outreach approach, frequency and timing of events, and availability of materials. Code Studio and the advisory committee will identify stakeholders and testing locations, presentation responsibilities, ongoing web updates, and other necessary resources. Code Studio and the advisory committee will discuss current planning capacity and the current status of planning efforts across the region.

Task 1.2: Stakeholder Outreach

Code Studio will identify and synthesize issues and opportunities through stakeholder interviews and stakeholder focus groups. Stakeholders will comprise representatives from each of the communities surrounding Yellowstone National Park and Grand Teton National Park, as identified in cooperation with the Advisory Committee. The interviews will include elected and appointed officials, and focus groups such as members of the development community, neighborhood and civic representatives, disadvantaged populations, business leaders, and county and city staff. Focus groups will be conducted in person, some interviews may occur by telephone.

Task 1.3: Issue Identification

Code Studio will describe in a white paper the applicable local, regional, and statewide plans and policies, along with relevant and applicable state and federal enabling legislation. Code Studio will also identify fiscal barriers that limit planning at various levels of government, with a focus on the differences between enabling authority in the four counties. The white paper will also cover administrative and planning capacity issues in local government in the region. The report will summarize stakeholder outreach issues and describe tools and authority available to various levels of local government.

Task 1.4: Best Practice Presentation

Code Studio will discuss best practices to land development regulations that address conditions unique to the Greater Yellowstone region and how they may be voluntarily implemented through certification in the GY-Framework. Code Studio will condense this information into a presentation to include a discussion of rural, suburban, and urban places and how a flexible,

model code could help achieve the planning goals in the GY-Framework. Case studies would be shared where model codes have been adopted elsewhere and how regulations could be written to advance the needs and goals of community members identified in the focus groups. Once Code Studio finalizes this initial presentation, Code Studio will annotate it for delivery by others, and make it available for local presentations throughout the region.

Phase II: Teton Valley Vision

Task 2.1: Document Review

Code Studio will review relevant information in order to gain familiarity with Victor, Driggs and Teton County, Idaho. Specifically, Code Studio will study existing land development regulations, ordinances, previous studies and plans, current and historical maps, transportation and demographic information to prepare for the project.

Task 2.2: Kick-off Meeting/Open House

Code Studio will travel to Teton County for a two-day kick-off event. During this trip the team will:

- Meet with staff and members of a locally-established Vision Committee to review the schedule, scope of work, public process, charrette space and data needs.
- Meet with key stakeholders to learn firsthand about the issues and opportunities, strengths and weaknesses of Victor, Driggs and the surrounding County.
- Tour the County to allow team members to gain familiarity with the area. The tour will focus on good and bad examples of development. Photos will document the tour.
- Conduct a public meeting to introduce the planning process and planning team. The public meeting will provide input early in the process, and identify conflicts and areas of concern before beginning the visioning charrette. The meeting will also serve as an initial opportunity to educate the community on the Greater Yellowstone Framework for Sustainable Development.

Task 2.3: Initial Analysis & Critique

Code Studio will prepare a series of base maps that analyze existing conditions of the study area. Code Studio will also critique the existing regulations, measured against development as described in the Greater Yellowstone Framework for Sustainable Communities. Summaries of input from the first public meeting and stakeholder interviews will also be prepared for presentation to staff and members of the Vision Committee.

Task 2.4: Charrette Planning/Logistics

Code Studio will work with staff to finalize the charrette format and studio space, organize public meeting space, and technical meetings, and finalize charrette travel arrangements. The team will prepare a poster and handout for community-wide distribution, prepare a Facebook page and set up a Twitter page to swiftly communicate about the project and process.

Task 2.5: Visioning Charrette

Code Studio, supplemented by urban design economic, transportation and computer visualization experts, will travel to Teton County for a six-day planning and design charrette. The charrette will focus on sustainable development patterns for Victor, Driggs and Teton County. During this trip the team will at minimum:

- Meet with staff and members of the Vision Committee to review the results of the initial analysis and synthesis.
- Conduct a public meeting to start the charrette.
- Facilitate a public hands-on design session to obtain input regarding the strengths and weaknesses of the area, and its potential future.
- Set up and staff a drop-in design studio. The charrette studio will be open to the public for the duration of the charrette.
- Hold a pin-up session where draft materials will be presented in an open house format to the general public.
- Meet with key stakeholders and local agency technical experts (city, county, state and federal).
- Present initial vision -- design principles, plans and illustrations -- to general public at the end of the charrette week.
- Debrief with staff and members of the Vision Committee to identify further refinement and next steps.

Task 2.6: Charrette Documentation

Code Studio will work off-site to refine draft concepts and illustrations begun during the charrette. Code Studio will prepare a charrette report covering the process, concepts and illustrations.

Phase III: Teton Valley Code Drafting

Task 3.1: Prepare Initial Draft Code

In close cooperation with legal counsel and staff, Code Studio will draw from the charrette vision to prepare a code for Victor, Driggs and surrounding Teton County, Idaho. The code will implement the local vision as well as the principles of the Greater Yellowstone Framework for Sustainable Development.

Task 3.2: Staff/Committee Review

Code Studio will travel to Teton County for a two-day working session. This working session is intended to convert the internal draft code into a public review draft. During this trip the team will at minimum meet with staff and members of the Vision Committee to review the internal draft code.

Task 3.3: Public Review Draft

Editorial revisions will be made based on input from staff and members of the Vision Committee and a public review draft delivered.

Task 3.4: Open House

Code Studio will travel to Teton County for a two-day trip. During this trip the team will at minimum:

- Meet with staff and members of the Vision Committee to review the public draft. Meet with key stakeholders to review the public draft.
- Conduct a public open house to introduce and receive input on the public draft.

Task 3.5: Final Draft Code

Code Studio will make final editorial revisions based on input from staff, members of the Vision Committee, stakeholders, and the general public. Code Studio will prepare and deliver a final draft ready for the formal adoption process.

Task 3.6: New Code Consideration

Code Studio will assist Victor, Driggs and Teton County with consideration of the new code. This may include facilitation of public hearings or workshops.

Task 3.7: Code Publishing

Code Studio will make final revisions, if any, based on the local adoption proceedings, and provide both digital and hard copies to Victor, Driggs and Teton County.

Phase IV: Model Code Drafting**Task 4.1: Advisory Committee Update**

Code Studio will update the Advisory Committee on the experience to date following the preparation of code for Victor, Driggs, and surrounding Teton County. The response to this update will provide guidance to the team regarding the model code, and how it might differ from the end result for the Victor, Driggs, and surrounding Teton County.

Task 4.2: Working Draft Model Code

Code Studio will prepare an initial draft model code based on the local work in Victor, Driggs and surrounding Teton County. The draft code will implement the Greater Yellowstone Framework for Sustainable Development throughout the region. The draft will include annotation where authority varies among the relevant state, county and city jurisdictions.

Task 4.3: Model Code Handbook

Code Studio will prepare a companion handbook to accompany the model code. This handbook will ensure that future users of the code understand the steps necessary to tailor the code to their community, and implement it effectively.

Task 4.4: Advisory Committee Meeting

Code Studio will meet with the Advisory Committee to receive comments on the working draft model code and companion handbook. The presentation will include materials intended to be used to educate the general public in later phases of the project. The Committee will be the first test of the effectiveness of those materials.

Task 4.5: Peer Review

Code Studio will ask consulting professionals with experience in western environments to review the model code draft, and comment on how it might be improved. Code Studio will pay any costs associated with these consulting professionals.

Task 4.6: Working Draft Revisions

Code Studio will consider for inclusion in the working draft the revisions the Advisory Committee and peer reviewers suggest. Code Studio will make revisions to the working draft model code and handbook as needed. This version of the code and handbook will serve as the basis for testing in a series of pilot communities in the next phase.

Task 4.7: Training

Code Studio will work with local professionals to train them on how to tailor the code in communities throughout the region.

OPTIONAL Phase V: Technical Support

Task 5.1: OPTIONAL Audit of Existing Regulations

At County's discretion, Code Studio will prepare an audit of one or more pilot community's existing regulations, and their ability to achieve the kind of development envisioned in the Greater Yellowstone Framework for Sustainable Development. Appointed and elected officials in the pilot community will review this critique to ensure a sound understanding of what the model code can bring to the community.

Task 5.2: OPTIONAL Tailor Model Code

At County's discretion, Code Studio will tailor the model code to fit the unique circumstances of one or more pilot communities. Code Studio will prepare this initial draft for further consideration by the community.

Task 5.3: OPTIONAL Technical Support

At County's discretion, Code Studio will provide technical support during adoption or tailoring of the model code to pilot communities.

COMPENSATION

See exhibit A.

RIGHT OF CONTROL

County agrees that it will have no right to control or direct the details, manner, or means by which Code Studio accomplishes the results of the service performed hereunder. Code Studio has no obligation to work any particular hours or days or any particular number of hours or days. Code Studio agrees that its other contracts or services shall not interfere with the performance of its services under this agreement.

INDEPENDENT CONTRACTOR RELATIONSHIP

Code Studio is an independent contractor and is not an employee, servant, agent, partner, or joint venturer of Board or County or any agency thereof. County shall determine the work Code Studio is to complete, but Code Studio shall determine the legal means by which it accomplishes the work specified by County.

FEDERAL, STATE, AND LOCAL PAYROLL TAXES

On behalf of Code Studio or the employees of Code Studio, County shall neither withhold nor pay federal, state nor local income taxes, nor payroll taxes of any kind. County shall not treat Code Studio as an employee with respect to the services performed hereunder for federal or state tax purposes. Code Studio understands that it is responsible to pay, according to

law, its income taxes. Code Studio further understands that it may be liable for self-employment (Social Security) tax and/or other tax to be paid by Code Studio according to law.

SKILLS AND EXPERIENCE

Code Studio represents that it possesses the skill and experience necessary and all licenses required to perform the services under this agreement. Code Studio agrees to comply with all applicable laws in the performance of the services hereunder.

FRINGE BENEFITS

Because Code Studio is engaged in its own independently established business, Code Studio is not eligible for, and shall not participate in, any employee pension, health, or other fringe plans of Board or County and is not entitled to any compensation other than that listed in "Exhibit A."

EFFECTIVE DATE

This agreement will run from 18 MAR - 2013 to 1 - MAR - 2015.

SCHEDULE

The parties will adhere to the schedule shown in "Exhibit B." Said schedule shall accomplish all work up to and including the work described in tasks 1.1 through 4.7 ("Exhibit A"). The parties agree that all work will be completed no later than February 15, 2015.

INDEMNIFICATION

Code Studio agrees to indemnify, defend, and hold harmless County, and their officers, agents and employees, from and against any and all claims, losses, actions, or judgments for damages or injury to persons or property arising out of or in connection with Code Studio's and/or Code Studio's agents', employees', or representatives' acts and/or performance of activities under this agreement.

TERMINATION

Upon thirty (30) days written notice either party may terminate the obligation to provide services under this agreement in the event of substantial failure by the other party to perform in accordance with the terms hereof through no fault of the terminating party. Upon receipt of the written notice to terminate, the defaulting party shall have ten (10) days to cure the default to the satisfaction of the terminating party. Substantial failure shall include failure to make progress as per Exhibit B and the failure to make timely payment for services.

NONWAIVER

Failure of either party to exercise any of the rights under this agreement, or breach thereof, shall not be deemed to be a waiver of such right or a waiver of any subsequent breach.

CHOICE OF LAW

This contract shall be deemed fully executed and performed in the State of Idaho. Any dispute arising out of or relating to this agreement shall be decided in accordance with the substantive laws of the State of Idaho without giving effect to its conflict of law principles.

VENUE

THE PARTIES EXPRESSLY AND UNCONDITIONALLY CONSENT TO THE JURISDICTION OF THE COURTS OF THE STATE OF IDAHO AND WAIVE THE DEFENSE OF FORUM NON CONVENIENS.

ARBITRATION

In the event of any dispute, claim, question, or disagreement arising from or relating to this agreement or the breach thereof, the parties hereto shall use their best efforts to settle the dispute, claim, question, or disagreement. To this effect, they shall consult and negotiate with each other in good faith and, recognizing their mutual interests, attempt to reach a just and equitable solution satisfactory to both parties. If they do not reach such solution within a period of 60 days, then, upon notice by either party to the other, all disputes, claims, questions, or differences shall be finally settled by arbitration administered by the American Arbitration Association in accordance with the provisions of its Arbitration Rules, and judgment on the award rendered by the arbitrator(s) may be entered in any court having jurisdiction hereof.

Within 15 days after the commencement of arbitration, each party shall select one person to act as arbitrator and the two selected shall select a third arbitrator within ten days of their appointment. The party-selected arbitrators will serve in a non-neutral capacity. If the arbitrators selected by the parties are unable or fail to agree upon the third arbitrator, the third arbitrator shall be selected by the American Arbitration Association. The three arbitrators shall act as a panel in settling any and all disputes between the parties.

ENTIRE AGREEMENT

The entire agreement between the parties is contained within the four corners of this document and can only be modified or amended in writing by the parties. This written agreement supersedes any and all prior agreements or understandings between the parties whether written or oral.

ENFORCEABILITY

The agreement is enforceable only by the County, or its assignees, and Code Studio. No other party is authorized to enforce any rights or remedies pertaining to this agreement.

SEVERABILITY

If any part of this agreement is held unenforceable, the remaining portions of the agreement will nevertheless remain in full force and effect.

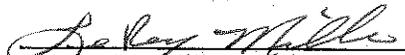
ATTORNEY FEES

The prevailing party shall recover reasonable attorney fees from the losing party in any action to enforce this agreement or to declare forfeiture or termination of this agreement.

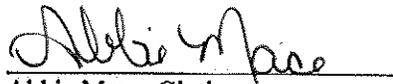
IN WITNESS WHEREOF, the parties hereto have duly executed this agreement as of the date below.

DATED this 18 day of March, 2013.

FREMONT COUNTY COMMISSION


LeRoy Miller, Chairman

ATTEST:


Abbie Mace, Clerk

CONTRACTOR


Lee D. Einsweiler, President
Code Studio, inc.

Exhibit A
Consulting Fees and Deliverables

	Not to Exceed
Labor	\$ 238,200.00
Consultants (Charrette Team)	\$ 45,600.00
Travel Costs*	\$ 41,200.00
Totals	\$ 325,000.00
Optional Technical Assistance (upon request)	\$ 100,000.00

Task
<i>Phase I: Model Code Understanding</i>
1.1: Model Code Project Kick-Off
1.2: Stakeholder Outreach
1.3: Issue Identification
1.4: Best Practice Presentation
<i>Phase II: Teton Valley Vision</i>
2.1: Document Review
2.2: Kick-Off Meeting/Open House
2.3: Initial Analysis & Critique
2.4: Charrette Planning/Logistics
2.5: Visioning Charrette
2.6: Charrette Documentation
<i>Phase III: Teton Valley Code Drafting</i>
3.1: Prepare Initial Draft Code
3.2: Staff/Committee Review
3.3: Public Review Draft
3.4: Open House
3.5: Final Draft Code
3.6: Adoption
3.7: Adopted Code
<i>Phase IV: Model Code Drafting</i>
4.1: Advisory Committee Update
4.2: Working Draft Model Code
4.3: Model Code Handbook
4.4: Advisory Committee Meeting
4.5: Peer Review
4.6: Working Draft Revisions
4.7: Training
<i>Phase V: OPTIONAL Technical Support</i>
5.1: Optional Audit of Existing Regulations
5.2: Optional Tailor Model Code
5.3: Optional Technical Support

Schedule

*All consultant travel will be reimbursed at published federal rates upon presentation of travel vouchers detailing lodging, per diem, and transportation costs.

Payment will be made within 30 days of presentation of consultant invoices for work performed. Invoices may be based upon percent complete for specific tasks that span multiple months.

Exhibit B
TENTATIVE SCHEDULE for Code Development

Sponsored by a HUD Regional Planning Grant

In conjunction with Code Studio, the cities of Driggs and Victor and Teton County, ID

This schedule is subject to change as needed

- Late Spring, 2013:** **Presentation of Development Regulations Analysis**
- During the winter of 2012-2013, Code Studio will conduct a “gap analysis” to determine if there are inconsistencies between comprehensive plan(s) and development regulations for each jurisdiction (Teton County, ID plus Victor and Driggs).
 - A Public Open House, facilitated by Code Studio, will provide an opportunity for members of the public to learn how the current codes and comprehensive plans relate and to provide input for consideration in the process of revising the code.
 - Code Studio will also provide a presentation on the overall effort to Elected Officials and solicit input on their priorities.
- Summer, 2013:** **Visioning Charrette**
- A six-day “Design Charrette” involving Code Studio and design professionals will explore design options for the future. There will be opportunities throughout the sessions for interested members of the public to participate.
- Summer-Winter, 2013:** **Code Drafting**
- Code Studio will use the information developed during the Design Charrette to develop draft code for Teton Valley including the unincorporated County, Driggs and Victor.
- Winter, 2014:** **Public Review of Draft Code**
- Public session(s) will share the Draft Code and solicit public comment on it.
 - Code Studio will revise Code based on public feedback.
- Spring-Summer, 2014:** **Adoption Process**
- The Cities and County, Planning & Zoning Commissions, and Elected Councils will undergo the formal adoption processes including two public hearings for each jurisdiction. Public comment will be taken for each public hearing.
- 2014-2015:** **Code Studio Develops Model Code for Greater Yellowstone Region**
- Using the information gathered in the Teton County pilot project, Code Studio will develop a “Model Development Code” for the entire Yellowstone Region. Other jurisdictions may take pieces of the model code and adapt and adopt them for their own use.

Scope of Work for Rural Rewrite

This scope of work will guide the process and establish the deliverables provided by the Contract Planner (“Contractor”) for Teton County (the “County”) for the preparation of a Teton County Development Code (TCDC) for the rural areas of the County. These areas are defined as the Mixed Agriculture/Rural Neighborhood, Mixed Agriculture/Wetland, Rural Agriculture, Waterway Corridor, and Foothill land use designations in the Framework Map in the Comprehensive Plan (the “Plan”). It is understood that the Contractor, Mr. Stephen Loosli, of Ashton, Idaho will be the Contractor and will draft these portions of the TCDC. The City Area of Impact, Scenic Corridor, Industrial/Research, Town Neighborhood, and Rural Neighborhood land use designations will be drafted by Code Studio of Austin Texas, as part of the US Department of Housing and Urban Development (HUD) Sustainable Communities Grant issued to the 4-county consortium of Madison, Fremont, and Teton County, Idaho and Teton County, Wyoming (the “Consortium”). This scope is intended to provide a framework for the timely formulation of the Teton County Development Code and avoid a duplication of efforts between the Contractor and the Consortium.

This scope contains the necessary steps to complete the TCDC as it relates to specified areas of the County. It also contains items from Chapter 6 Implementation Key Action of the Plan that are to be completed within 1 year. The scopes are as follows:

Part 1: Analysis of Current Code for Compliance with Idaho State Law.

The Contractor will review the entirety of Title 8 and 9 of the Teton County Code and identify provisions that are in conflict with current state law. This step will coincide with the Consortium’s audit of the Code with the Plan. At the conclusion of this step, the County will review this analysis with the audit to identify all necessary changes to the Code.

Deliverables:

- Draft Analysis for submission to the County Prosecutor, August 1, 2013
- Final Analysis for submission to the County Planning & Zoning Commission and Board of County Commissioners, September 1, 2013.

Meetings:

- September 10, 2013 P&Z Meeting
- September 16, 2013 BOCC Meeting

Part 2: Prioritization of Comprehensive Plan Goals and Chapter 6 Key Actions to be Completed in 1 year

The Contractor will review the Consortium Audit along with the findings in the State Law Analysis and will make recommendations to and seek input for a code rewrite work plan. This step will identify the parts of the code that need immediate attention and those that will be addressed later. The Contractor will also include the 1-year Key actions identified in Chapter 6 of the Plan and specify how they will be incorporated into the code rewrite. The Contractor will present a draft work plan including these items, seek P&Z and BOCC input, and prepare a final work plan incorporating P&Z/BOCC input.

Deliverables:

- Draft Work Plan for Rural Code Rewrite, October 1, 2013
- Final Work Plan for Rural Code Rewrite, November 1, 2013

Meetings:

- October 8, 2013 P&Z Meeting
- October 15, 2013 BOCC Meeting

Part 3: Creation of a Zoning Concept for Rural Areas

The Contractor will review the Mixed Agriculture/Rural Neighborhood, Mixed Agriculture/Wetland, Rural Agriculture, Waterway Corridor, and Foothill land use designations in the Framework Map and formulate zone types along with a purpose and intent for each zone type. Contractor will review the descriptions for each rural land type in the Plan and recommend appropriate densities, development types, development designs, and general principles for development standards (specific standards will be prepared in Part 4). Contractor will develop public outreach plan for comment on the Zoning Concept and incorporate comment into the draft report & map. Contractor will submit draft report & map, seek P&Z and BOCC input, and prepare a final draft Zoning Concept Report & Map.

Deliverables:

- Draft Zoning Concept Public Outreach Plan, December 1, 2013
- Final Zoning Concept Public Outreach Plan, December 20, 2013
- Zoning Concept Public Outreach Meetings, January 2014
- Zoning Concept Draft Report & Map, February 1, 2014
- Zoning Concept Final Report & Map, March 1, 2014

Meetings:

- December 10, 2013 P&Z Meeting
- December 17, 2013 BOCC Meeting
- At least 3 Public Outreach Meetings in January 2014, with at least 1 meeting in Tetonia, Driggs, and Victor areas.
- February 11, 2014 P&Z Meeting

- February 18, 2014 BOCC Meeting

Part 4: Drafting of Code for Rural Areas

The Contractor will prepare a complete zoning code for the rural areas of the County, including the following: permitted, administratively approved, conditional, and special uses; development options in each zoning district; density and dimensional standards; environmental standards; standards specific to use; landscaping/screening standards; parking standards; subdivision and development design standards; outdoor lighting standards; signage standards; transportation and road standards; grading, drainage, and erosion control standards; utility standards; development review and platting procedures; nonconforming use/structure standards; definitions; enforcement procedures, and; any other standards necessary to carry out Plan goals, particularly those identified in Part 2. Contractor will prepare a public outreach plan for the draft zoning code and may convene a stakeholder group composed of diverse interests to review incremental draft production. Contractor will release draft code for minimum 30-day public review period before P&Z and BOCC review. The P&Z and BOCC will review the proposed draft and provide comment to the Contractor for incorporation into the final document.

Deliverables:

- Draft Zoning Code Public Outreach Plan, March 1, 2014
- Final Zoning Code Public Outreach Plan, March 21, 2014
- Zoning Code Public Outreach Meetings, April 2014
- Zoning Code Draft Release, May 10, 2014

Meetings:

- March 11, 2014 P&Z Meeting
- March 18th, 2014 BOCC Meeting
- At least 1 Draft Code open house, with a possibility of multiple stakeholder meetings
- June 10, 2014 P&Z Meeting
- Jun 17, 2014 BOCC Meeting

Part 5: Adoption

The Contractor will prepare the final draft of the zoning code and zoning map for rural areas for public review and adoption. The final draft will be available for public review for 30 days prior to any P&Z and BOCC hearing.

Deliverables:

- Final Zoning Code/Map document, July 1, 2014

Meetings:

- August 12, 2014 P&Z Meeting
- August 19, 2014 BOCC Adoption Hearing

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