



PLANNING & ZONING COMMISSION

February 10, 2026, at 7:00 PM
250 River Circle - Alpine, WY 83128

AGENDA

1. CALL TO ORDER:

2. ROLL CALL & ESTABLISH QUORUM:

3. TONIGHT'S APPOINTMENTS/ NEW BUSINESS:

4. TABLED ITEMS:

5. UNFINISHED/ONGOING BUSINESS:

- a. Approval of proposed drafted updates to Part 2 of the LUDC and next steps.

6. CORRESPONDENCE:

DISCUSSION ITEMS:

- a. 60 US Hwy 89 – Three Rivers Motel: The proposed structure, originally characterized as a storage shed, is now intended to be occupied and used as a gathering space functioning as a “clubhouse,” with an element of fee-based services. This represents a change in use from an accessory storage structure to an occupied building. Under the International Building Code, occupied buildings are subject to building and life-safety requirements regardless of size. As such, at a minimum, a minor construction permit would be required, along with permitting and review consistent with an occupied structure.
- b. The Town currently has several viable approaches for adopting and implementing the International Construction Codes (IRC, IBC, IMC, IPC, and IFGC). Each option carries different implications for administration, flexibility, and long-term maintenance of the Town’s regulations. The purpose of this discussion is to determine the preferred path forward.
- c. Review of all issued permits and affidavits for the 2026 Calendar Year.

7. APPROVAL OF MINUTES:

- a. Approval of 01/13/2026 Minutes

8. TOWN COUNCIL ASSIGNMENT:

9. ADJOURN MEETING: