

OK

CITY-COUNTY PLANNING BOARD

PO Box 305

CITY OF HARDIN/BIG HORN COUNTY

HARDIN MT 59034-0305

City County Planning Board Meeting

Date: March 9th, 2026

Location: City Chambers

Time: 7:00 PM

Absent: Michael Ebert

Vacant Seat(s): County Commissioners Appointed seat

1. Call to Order (7:00 PM)

The regular meeting of the City–County Planning Board was called to order at **7:00 PM** by the acting vice chairperson Bill Hodges. Welcomed new member: Karleen Pitsch-Jacobs, appointed by Mayor Ramsey.

2. Public Hearing (Opened 7:01pm)

City of Hardin Zoning Ordinance:

Mr. Mandeville presented the (City Council-approved) City of Hardin Zoning Ordinance to the CCPB. With reference to memo sent to the board. The ordinance incorporates updates resulting from discussions held over the past few months. Notable revisions include the addition of the Growth Policy to the ordinance framework and updated terminology referring to both manufactured and mobile homes.

City of Hardin Zoning Ordinance – Public Comments

Mr. Meeks inquired about the number of medical marijuana dispensaries permitted within the city limits.

Discussion: Board members and members of the public discussed the current status of medical marijuana dispensaries within the City of Hardin. It was noted that there are currently two dispensaries operating within city limits. Questions were raised regarding whether future dispensaries would be permitted within commercial zoning districts. Discussion included marijuana tax revenue, with the county receiving a 4% sales tax and the city receiving a 3% sales tax. Comments were made regarding the potential impact of regulated marijuana sales on reducing illegal drug activity and crime rates. Questions were also raised regarding state regulations. It was noted that dispensaries are licensed through the State of Montana. Under the proposed zoning requirements, a maximum of two medical marijuana dispensaries would be permitted, and such uses would be allowed only within Industrial and Agricultural zoning districts. Additional comments were made regarding the desire to establish a clean, professional, and wheelchair-accessible business location. Discussion also touched on the possibility of future recreational liquor businesses and the importance of attracting new business opportunities to the community.

Public Hearing closed at 7:25pm

3. Regular Meeting (Opened 7:25 PM).

4. Approval of Minutes for 2/9/2026

- Motion: Taylor Sidwell
 - Second: Karla Roods
 - **Approved unanimously at 7:25pm on 3/9/2026.**
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5. Financial Statement(s) (Feb 2026) / Bills to be Paid

- Motion: Larry Vandersloot
 - Second: Karla Roods
 - **Approved unanimously at 7:26pm on 3/9/2026.**
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6. Old Business

6.1 City Council/Jail:

No further comment.

7. New Business

7.1 City of Hardin Zoning Ordinance:

- Motion: Larry Vandersloot
- Second: Karla Roods/Corrina Kirschenmann-Kuntz
- **Approved unanimously at 7:29pm on 3/9/2026.**

7.2 New Member:

The City County Planning Board welcomes a new member appointed to the board by Mayor Ramsey; Karleen Pitsch-Jacobs. She looks forward to seeing Hardin grow and the future generations to come. Currently serving on multiple boards and is happy to be a part of the CCPB.

7.3 County Commissioners appointed member update:

County will be advertising. No applications currently.

8. Announcements:

- **CPR:** 4/14/2026 put on by county EMS/Public Health
- **City Council:** 4/17/2026

8. Adjournment

- **Motion:** Larry Vandersloot
- **Second:** Karla Roods
- **The meeting was adjourned at 7:34pm on 3/9/2026.**