

**Town of Alpine, Wyoming**

**Planning & Zoning Commission Report to Town Council**

**Prepared by:** Gina Corson, Planning & Zoning Administrator

**Date:** December 1, 2025

---

The Planning and Zoning Commission did not hold its regular meeting on **November 11**, as Town offices were closed in observance of the **Veterans Day holiday**. Instead, a **work session** was held on **November 25** to discuss needed updates to the Town's Land Use Development Code (LUDC).

During this work session, I informed the Commission that the Town is in the process of seeking a **consultant firm** to assist with the LUDC update. There are two primary reasons for this approach. First, the current code is approximately **20 years old**, and due to the number of amendments over time, there are significant inconsistencies and structural issues that need to be corrected. Second, the updated **Master Plan** must be fully reflected in the LUDC, which requires substantial reorganization and modernization. This is a large-scale effort that would be extremely time-consuming for Town staff. Because there are firms that specialize in writing and updating development codes, utilizing their expertise will help ensure the best possible outcome.

Although a consultant will likely lead the overhaul, the Commission and I agreed that it still makes sense to **continue working through the major issues already identified**, regardless of the consultant's involvement. These efforts will not only make incremental improvements but will also provide the selected consulting firm with a clear starting point, along with detailed notes on intended changes and areas of concern.

One of the key takeaways from the discussion was the need to focus on **updating and refining definitions** in the LUDC to reduce ambiguity and improve clarity throughout the code.

The Commission has a **regular meeting scheduled for December 9**, as well as an additional **LUDC-focused work session scheduled for December 23** to continue this effort.