

HIGHLAND PLAN COMMISSION

STUDY SESSION AGENDA

WEDNESDAY, JANUARY 7, 2026

At 06:30 PM Central Time (US and Canada)

MEMBERS

Bernie Zemen
James Kissee
Toya Smith
Morgan Wright
Pete Severson
Brad Neal

Doug Turich
John P. Reed, Attorney
Derek Snyder, Nies Engineering
Kenneth Mika, Building Commissioner

PETITIONERS

Discussion of potential agenda items for the January 7, 2026 Plan Commission Study Session Meeting.

- 6:30 P.M. Discussion of Zoning Ordinance definition change for “Short-term rental housing”.
- 6:45 P.M. Discussion for appointment of Plan Commission Officers for 2026: Chairman, Vice-Chairman and Secretary. Appointments for Attorney, Engineer, and Recording Secretary.
- 7:00 P.M. Phil Roth of Structure Point will be presenting a mini workshop for the PC concerning the Comprehensive Plan that is being developed for the Town.

Any topics that may be determined to be necessary for discussion.

Chairperson James Kissee	Executive Appointment	1/1/2022 – 1/1/2026
Vice-Chair Morgan Wright	Legislative Appointment	Runs concurrent with his employment with the Town. No action necessary unless recalled.
Secretary Peter Severson	Executive Appointment	1/1/2024 – 1/1/2027
Commissioner Toya Smith	Executive Appointment	1/1/2025 – 1/1/2029
Commissioner Brad Neal	Executive Appointment	1/1/2024 – 1/1/2028
Commissioner Bernie Zemen	Executive Appointment	Runs concurrent with his appointment to the Water Board. No action necessary unless recalled.
Commissioner Doug Turich	Legislative Appointment	Runs concurrent with his tenure on the Town Council. No action necessary unless recalled.