

The Board shall review the application and recommendations of the zoning administrator or the Planning and Zoning Commission within 45 days after the recommendations are received, at a regularly scheduled meeting of the Board. If the Board determines that the application is in compliance with:

- a. The goals, policies and guidelines of the Sublette County Comprehensive Plan; and
- b. The applicable zoning district regulations; and
- c. The applicable development standards;

the Board shall approve the application and grant a Zoning and Development Permit. If the Board determines that the application is not in compliance with the requirements for approval, the Board may deny the permit, or grant the permit subject to such modifications or conditions as are deemed necessary to bring the application into compliance with the applicable requirements. If the Board denies the permit, the Board shall specify the reasons for the denial.

Section 6. Revocation of Permits. In the event that any applicable provision of this resolution is violated by the holder of a Zoning and Development Permit, or in the event that any condition or modification established by the Board is not complied with, the Board shall have the right to revoke the development permit. No revocation shall be approved by the Board unless the permit holder has been given notice of the violation, and has been provided an opportunity to appear before the Board. The power to revoke is in addition to the other provisions of the resolution regarding enforcement and penalties.

Section 7. Lapse of Zoning and Development Permit. The permit shall lapse and become null and void one year following the date on which it was issued, unless prior to the expiration date construction or development is commenced and diligently pursued to completion, or unless the use for which the permit is granted is commenced within one year, or unless a renewal of the permit is applied for and approved by the Board prior to the expiration date.