

PLANNING AND ZONING COMMISSION
REGULAR MEETING
TUESDAY, JUNE 7, 2022

1. The regular meeting was called to order 6:30 p.m. and was opened with the Pledge of Allegiance. Commission members present were Chairperson Robert Rime, Vice-Chairperson Rebecca Levy, Lance McDaniel, Stephen Candelaria, and Jim Skvorc. City staff present included Contract City Planner Nancy Dosdall, Director of Community and Economic Development Rachael Marchbanks, and Deputy City Clerk Cheryl Lindquist. There were 2 people in attendance.

Commissioner Candelaria read his letter of resignation to the Commission. He then stepped down and joined the audience.

Commissioner McDaniel moved that the minutes of the Regular Meeting of May 3, 2022, be approved.

Commissioner Skvorc seconded the motion and the vote was as follows:

| | | | |
|------|----------|--------|------|
| Levy | McDaniel | Skvorc | Rime |
| Yes | Yes | Yes | Yes |

2. PUBLIC HEARING: none

3. NEW BUSINESS:

- a. Contract City Planner Nancy Dosdall presented for review a Montezuma County proposal for Amendment to Lot #3 of the Aldean Acres 7 Lot Major Subdivision and a Rezoning application. There were no comments.
- b. City Planner Dosdall presented for review a Montezuma County proposal for a Subdivision Amendment application to Highland Terrace. There were no comments.
- c. City Planner Dosdall presented for review a Montezuma County proposal for an After-The-Fact High Impact and Special Use Permit. There were no comments.

4. UNFINISHED BUSINESS:

- a. City Planner Nancy Dosdall stated she and Community and Economic Development Director Rachael Marchbanks will be holding a Public Outreach at the 3rd Thursday gathering on Thursday June 16, 2022. They will have a table where they can answer questions and discuss Food Trucks and ADU needs in the City. They will have a link to an on-line survey as well as handouts. After the results are tallied a proposal will be presented. It was agreed that this needs to be resolved as quickly as possible as the need for housing is extreme.

5. PUBLIC PARTICIPATION:

Former Commissioner Stephen Candelaria spoke to encourage a more construction friendly budget, less restrictive zoning and lot sizes. He also addressed the importance of due diligence from Realtors, builders, buyers and sellers. He stated that as people grow their needs change which can include an ADU for aging parents. He is pleased that citizens can file for a Conditional Use Permit, which is an option for homeowners not in the ADU approved RE or R1 zones, giving them a chance for ADUs by following the proper procedures.

6. OTHER ITEMS OF BUSINESS:

- a. Building Permits for May 2022

7. ADJOURNMENT OF REGULAR MEETING

Commissioner McDaniel moved that the meeting be adjourned at 7:15 p.m.
Commissioner Levy seconded the motion, and the vote was as follows:

Levy
Yes

McDaniel
Yes

Skvorc
Yes

Rime
Yes


Robert Rime, Chairperson

ATTEST:


Cheryl Lindquist, Deputy City Clerk