

PLANNING AND ZONING COMMISSION
REGULAR MEETING
TUESDAY, JULY 5, 2022

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

Commissioner McDaniel moved that the minutes of the Regular Meeting of June 7, 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:

An application from Charles Albert for a Zoning Map Amendment had been received. Contract City Planner Dosdall presented the documentation for the Zoning Map Amendment stating that Mr. Albert has requested a continuance for the project due to indecision between some of the sellers. The Public Hearing was opened and Sarah Kuhn, a resident of the neighborhood, stated her objections of having multi-residential housing in that location due to traffic issues which already exist. The Public Hearing was closed. The difference between Commercial zoning and Neighborhood Business zoning was then discussed.

Commissioner McDaniel moved that the Zoning Map Amendment be continued to the August 2, 2022, Planning and Zoning Commission meeting.

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

Levy	McDaniel	Skvorc	Rime
Yes	Yes	Yes	Yes

3. NEW BUSINESS:

Montezuma County will hold a Public Hearing on July 14, 2022, for review of a proposed Subdivision Amendment Application to the Keith Evans 2 Lot Moderate Subdivision. Contract City Planner Dosdall stated this is a small lot line adjustment. There were no questions or comments from the Commissioners.

4. UNFINISHED BUSINESS:

Contract City Planner Dosdall and Community and Economic Development Director Marchbanks updated the Commissioners on the outcome of the Board of Adjustments meeting for the Mesa Verde Inn. Three separate variances were approved by the Board of Adjustments. The next step for the Mesa Verde Inn will be a site plan submission to the Planning and Zoning Commission.

Contract City Planner Dosdall also stated that the code will need to be revised due to the changes in state legislation regulations regarding child care as a home occupation.

City Manager Sanders introduced the new City Attorney Patrick Coleman.

Contract City Planner Dosdall discussed the outreach at Third Thursday, June 16, 2022, presenting the public with information on ADU's and Food Trucks. There were 38 responses to the ADU survey. Most respondents were positive about ADU's.

There were almost 400 responses on the Food Truck survey. A Food Truck Forum will be held at 2:30 pm on July 13, 2022 in Council Chambers for business owners and the public to offer more input.

Community and Economic Development Director Marchbanks stated that the city is continuing to work on updating the website to make it more user friendly and current.

5. PUBLIC PARTICIPATION: none

6. OTHER ITEMS OF BUSINESS:

- a. Building Permits for June 2022

7. ADJOURNMENT OF REGULAR MEETING

Commissioner McDaniel moved that the meeting be adjourned at 7:23 p.m.

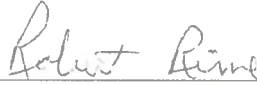
Commissioner Levy seconded the motion, and the vote was as follows:

Levy
Yes

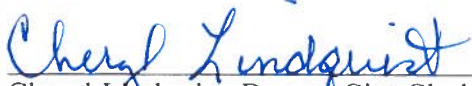
McDaniel
Yes

Skvorc
Yes

Rime
Yes


Robert Rime, Chairperson

ATTEST:


Cheryl Lindquist, Deputy City Clerk