

**GRAND JUNCTION PLANNING COMMISSION**  
**January 12, 2021 MINUTES**  
**5:30 p.m.**

The meeting of the Planning Commission was called to order at 5:30 p.m. by Chair Andrew Teske.

Those present were Planning Commissioners; Chair Andrew Teske, Vice Chair Christian Reece, George Gatseos, Keith Ehlers, Ken Scissors, and Kim Kerk.

Also present were Jamie Beard (Assistant City Attorney), Tamra Allen (Community Development Director), and Kristen Ashbeck (Principal Planner).

There were 0 members of the public in virtual attendance.

**CONSENT AGENDA**

Commissioner Reece moved to adopt Consent Agenda Item #1. Commissioner Scissors seconded the motion. The motion carried 7-0.

**1. Approval of Minutes**

Minutes of Previous Meeting(s) from December 1, 2020 and December 8, 2020.

**REGULAR AGENDA**

**1. Dos Rios PD/ODP Amendment** **File # PLD-2020-121**

Consider a request by the City of Grand Junction for a Rezone/Amendment to the Planned Development (PD) zone district and Outline Development Plan (ODP) for the Riverfront at Dos Rios, located on the northeast bank of the Colorado River between Highway 50 and Hale Avenue.

**Staff Presentation**

Kristen Ashbeck, Principal Planner, introduced exhibits into the record and provided a presentation regarding the request.

**Questions for Staff**

Commissioners Scissors, Reece, and Gatseos asked questions regarding the request.

## **Public Hearing**

The public hearing was opened at 5 p.m. on Tuesday, January 5, 2021 via [www.GJSpeaks.org](http://www.GJSpeaks.org).

None.

The public hearing was closed at 5:48 p.m. on January 12, 2021.

## **Questions for Applicant or Staff**

None.

## **Discussion**

None.

## **Motion and Vote**

Commissioner Gatseos made the following motion, "Chairman Teske, on the Rezone and Amendment to Planned Development (PD) with a BP (Business Park) default zone district and an Outline Development Plan for a mixed use development known as the Riverfront at Dos Rios, file number PLD-2020-121, I move that the Planning Commission forward a recommendation of approval to City Council with the findings of fact listed in the staff report."

Commissioner Kerk seconded the motion. The motion carried 7-0.

## **2. Dual Immersion Academy ROW and Public Easement Vacation**

### **File # VAC-2020-245, VAC-2020-246**

Consider a request by Mesa County Valley School District 51 to vacate a public alley right-of-way adjacent to five properties located at 520, 522, 538, 542 and 552 West Main Street and a public sewer easement located at 552 West Main Street.

*Application was withdrawn.*

## **3. Other Business**

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None.

## **4. Adjournment**

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Commissioner Reece moved to adjourn the meeting. Commissioner Scissors seconded the motion. The meeting adjourned at 5:52 p.m.