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**PLANNING COMMISSION WORKSHOP AGENDA
HUMAN RESOURCES TRAINING ROOM
CITY HALL, 250 N 5TH STREET
THURSDAY, DECEMBER 4, 2025 - 12:00 PM
Attend virtually: bit.ly/GJ-PCW-2025**

Call to Order - 12:00 PM

Other Business

1. Discussion on Planning Commissioner Term Limits
2. Discussion Concerning Preservation of Significant Trees
3. Discussion on Alternative Landscape Plan
4. Discussion Concerning Street Frontage Landscape Requirements
5. Discussion Concerning Landscape Water Demand

Adjournment



Grand Junction Planning Commission

Workshop Session

Item #1.

Meeting Date: December 4, 2025
Presented By:
Department: Community Development
Submitted By:

Information

SUBJECT:

Discussion on Planning Commissioner Term Limits

RECOMMENDATION:

EXECUTIVE SUMMARY:

BACKGROUND OR DETAILED INFORMATION:

SUGGESTED MOTION:

Attachments

None



Grand Junction Planning Commission

Workshop Session

Item #2.

<u>Meeting Date:</u>	December 4, 2025
<u>Presented By:</u>	Tim Lehrbach, Principal Planner
<u>Department:</u>	Community Development
<u>Submitted By:</u>	Tim Lehrbach, Principal Planner

Information

SUBJECT:

Discussion Concerning Preservation of Significant Trees

RECOMMENDATION:

EXECUTIVE SUMMARY:

Discussion concerning requirements to preserve significant trees and a recommendation from the Housing Affordability Code Task Force to repeal such requirements.

BACKGROUND OR DETAILED INFORMATION:

Discussion concerning requirements to preserve significant trees and a recommendation from the Housing Affordability Code Task Force to repeal such requirements.

SUGGESTED MOTION:

For discussion only.

Attachments

None



Grand Junction Planning Commission

Workshop Session

Item #3.

Meeting Date: December 4, 2025
Presented By:
Department: Community Development
Submitted By:

Information

SUBJECT:

Discussion on Alternative Landscape Plan

RECOMMENDATION:

EXECUTIVE SUMMARY:

BACKGROUND OR DETAILED INFORMATION:

SUGGESTED MOTION:

Attachments

None



Grand Junction Planning Commission

Workshop Session

Item #4.

<u>Meeting Date:</u>	December 4, 2025
<u>Presented By:</u>	Tim Lehrbach, Principal Planner
<u>Department:</u>	Community Development
<u>Submitted By:</u>	Tim Lehrbach, Principal Planner

Information

SUBJECT:

Discussion Concerning Street Frontage Landscape Requirements

RECOMMENDATION:

EXECUTIVE SUMMARY:

Discussion concerning the requirement to provide street frontage landscape in subdivisions where lots front a perimeter street.

BACKGROUND OR DETAILED INFORMATION:

Discussion concerning the requirement to provide street frontage landscape in subdivisions where lots front a perimeter street.

SUGGESTED MOTION:

For discussion only.

Attachments

None



Grand Junction Planning Commission

Workshop Session

Item #5.

<u>Meeting Date:</u>	December 4, 2025
<u>Presented By:</u>	Tim Lehrbach, Principal Planner
<u>Department:</u>	Community Development
<u>Submitted By:</u>	Tim Lehrbach, Principal Planner

Information

SUBJECT:

Discussion Concerning Landscape Water Demand

RECOMMENDATION:

EXECUTIVE SUMMARY:

Staff proposes to amend Chapter 21.07, Landscaping, Buffering, and Screening, to match industry standards and forthcoming changes to the naming conventions for plant water demand in the Suitable Plant List.

BACKGROUND OR DETAILED INFORMATION:

Staff proposes to amend Chapter 21.07, Landscaping, Buffering, and Screening, to match industry standards and forthcoming changes to the naming conventions for plant water demand in the Suitable Plant List.

SUGGESTED MOTION:

For discussion only.

Attachments

None