

GRAND JUNCTION PLANNING COMMISSION
June 10, 2014 MINUTES
6:00 p.m. to 6:07 p.m.

The meeting of the Planning Commission was called to order at 6:00 p.m. by Chairman Reece. The public hearing was held in the City Hall Auditorium located at 250 N. 5th Street, Grand Junction, Colorado.

In attendance representing the City Planning Commission were Christian Reece (Chairman), Ebe Eslami (Vice-Chairman), Jon Buschhorn, Kathy Deppe, Steve Tolle, Bill Wade and Cody Wagner.

In attendance, representing the City's Administration Department - Community Development Division, were David Thornton (Planning and Development Supervisor), Brian Rusche (Senior Planner) and Scott Peterson (Senior Planner).

Also present was Jamie Beard (Assistant City Attorney).

Lydia Reynolds was present to record the minutes.

There were 9 citizens in attendance during the hearing.

Announcements, Presentations And/or Visitors

David Thornton, Planning and Development Supervisor, stated that there will be a second meeting in June. The next workshop was scheduled for Thursday, June 19th and the next Planning Commission meeting was scheduled for Tuesday, June 24th.

Consent Agenda

1. Minutes of Previous Meetings

Approve the minutes from the May 13, 2014 regular meeting.

2. GSI Annexation - Zone of Annexation

Forward a recommendation to City Council to zone 0.707 acres from County I-1 (Limited Industrial) to a City C-2 (General Commercial) zone district.

FILE #: ANX-2014-170
APPLICANT: Eric Kraai - Kraai Design Inc
LOCATION: 543 31 Road
STAFF: Brian Rusche

3. GSI Rezone - Rezone

Forward a recommendation to City Council to rezone 0.728 acres from a City C-1 (Light Commercial) to a City C-2 (General Commercial) zone district.

FILE #: RZN-2014-171
APPLICANT: Eric Kraai - Kraai Design Inc
LOCATION: 543 31 Road
STAFF: Brian Rusche

4. Maverik Convenience Store Vacation - Vacation

Forward a recommendation to City Council to vacate a 15' public utility easement, located at 2696 Highway 50 which is no longer needed

FILE #: VAC-2014-200
APPLICANT: Paul Heywood - Maverik Inc
LOCATION: 2696 Highway 50
STAFF: Scott Peterson

Chairman Reece briefly explained the Consent Agenda and invited the public, Planning Commissioners and staff to speak if they wanted an item pulled for a full hearing. With no amendments to the Consent Agenda, Chairman Reece called for a motion.

MOTION: (Commissioner Wade) "Madame Chairman, I move that we accept the Consent Agenda as presented."

Commissioner Deppe seconded the motion. A vote was called and the motion passed unanimously by a vote of 7 - 0.

*** * * END OF CONSENT CALENDAR * * ***

General Discussion/Other Business

Chairman Reese stated that the Election of officers is scheduled to take place this meeting. Chairman Reese asked legal council if the election process should start with Vice Chair. Ms. Beard stated it was up to the Chairman whether to start with Vice Chair or Chair.

Chairman Reese asked the Commissioners if there was a nomination for Vice Chair. Commissioner Wade nominated Ebe Eslami for Vice Chair. Chairman Reese asked if there were any other nominations for Vice Chair. With no other nominations, Chairman Reese called for a vote and Commissioner Ebe Eslami was re-elected unanimously by a vote of 7 - 0. Chairman Reese stated that Commissioner Eslami will continue to be the Vice Chair, and thanked him for his service to the Commission.

Chairman Reese inquired if there were nominations for Chairman. Commissioner Deppe nominated Chairman Reese to continue the role as Chairman. Chairman Reese asked if there were any other nominations for Chairman. With no other nominations

noted, Commissioner Eslami seconded the nomination. A vote was called and the motion passed unanimously by a vote of 7 - 0.

Nonscheduled Citizens and/or Visitors

None

Adjournment

With no objection and no further business, the Planning Commission meeting was adjourned at 6:07 p.m.