

**GRAND JUNCTION PLANNING COMMISSION
FEBRUARY 12, 2008 MINUTES
6:05 p.m. to 6:12 p.m.**

In the absence of Chairman Cole and Vice Chairman Lowrey, Commissioner Putnam nominated Dr. Paul Dibble to serve as temporary Chairman. Commissioner Pitts seconded the nomination. A vote was called and the nomination passed unanimously by a vote of 7 - 0. The regularly scheduled Planning Commission hearing was called to order at 6:05 p.m. by temporary Chairman, Dr. Paul A. Dibble. The public hearing was held in the City Hall Auditorium.

In attendance, representing the City Planning Commission, were Lynn Pavelka-Zarkesh, Dr. Paul A. Dibble, Reggie Wall, Bill Pitts, William Putnam, Patrick Carlow (1st Alternate) and Ken Sublett (2nd Alternate). Roland Cole (Chairman) and Tom Lowrey (Vice-Chairman) were absent.

In attendance, representing the City's Public Works and Planning Department – Planning Division, were Greg Moberg (Development Services Supervisor) and Lisa Cox, Planning Manager. Also present was Jamie Beard (Assistant City Attorney). Lynn Singer was present to record the minutes.

There were 9 interested citizens present during the course of the hearing.

I. ANNOUNCEMENTS, PRESENTATIONS AND/OR VISITORS

There were no announcements, presentations and/or visitors.

II. APPROVAL OF MINUTES

Available for consideration were the minutes of December 11, 2007 and January 8, 2008.

MOTION: (Commissioner Pitts) “Mr. Chairman, I move we accept the minutes of December 11, 2007.”

Commissioner Pavelka-Zarkesh seconded the motion. A vote was called and the motion passed by a vote of 5 – 0 with two abstentions.

MOTION: (Commissioner Wall) “Mr. Chairman, I move we approve the minutes from January 8, 2008.”

Commissioner Pavelka-Zarkesh seconded the motion. A vote was called and the motion passed by a vote of 5 – 0 with two abstentions.

III. CONSENT AGENDA

Available for consideration were items:

1. PP-2007-285 PRELIMINARY SUBDIVISION PLAN – Wexford Estates II Subdivision
2. PP-2007-145 PRELIMINARY SUBDIVISION PLAN – Promontory Subdivision
3. CUP-2007-287 CONDITIONAL USE PERMIT – Poma Office/Warehouse
4. CUP-2007-335 CONDITIONAL USE PERMIT – Schlumberger Lab

Temporary Chairman Dibble briefly explained the Consent Agenda and invited the public, planning commissioners, and staff to speak up if they wanted any item pulled for additional discussion. No objections or revisions were received from the audience or planning commissioners on the Consent Agenda items.

MOTION: (Commissioner Pitts) “Mr. Chairman, I move we accept the Consent Agenda, items 1 through 4, as presented.”

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

IV. FULL HEARING

5. ANX-2007-356 ZONE OF ANNEXATION – Mersman Annexation Request approval to zone 1.7 acres from a County RSF-R (Residential Single Family Rural) to a City R-4 (Residential 4 du/ac) zone district.
PETITIONER: Jason Mersman
LOCATION: 3037 D Road
STAFF: Justin Kopfman, Associate Planner

Greg Moberg of the Public Works and Planning Department requested that item 5, ANX-2007-356, be pulled from the agenda at this time. He stated that they do not yet have a specific date. Temporary Chairman Dibble stated that it was his understanding that this item had been pulled prior to commencement of this hearing.

MOTION: (Commissioner Pitts) “Mr. Chairman, I move that item ANX-2007-356 be extended to a date uncertain.”

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

With no objection and no further business, the public hearing was adjourned at 6:12 p.m.