

**GRAND JUNCTION PLANNING COMMISSION  
SEPTEMBER 28, 2004 MINUTES  
7:01 p.m. to 7:04 p.m.**

The regularly scheduled Planning Commission hearing was called to order at 7:01 p.m. by Chairman Paul Dibble. The public hearing was held in the City Hall Auditorium.

In attendance, representing the City Planning Commission, were Dr. Paul Dibble (Chairman), John Evans, Bill Pitts, Tom Lowrey, John Redifer, Lynn Pavelka-Zarkesh (alternate) and Reginald Wall (alternate).

In attendance, representing the City's Community Development Department, were Bob Blanchard (Community Development Director), Pat Cecil (Development Services Supervisor), Lisa Cox (Sr. Planner) and Scott Peterson (Assoc. Planner).

Also present were Jamie Kreiling (Asst. City Attorney) and Rick Dorris (City Development Engineer).

Terri Troutner was present to record the minutes.

There were 6 interested citizens present during the course of the hearing.

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**I. ANNOUNCEMENTS, PRESENTATIONS AND/OR VISITORS**

There were no announcements, presentations and/or visitors.

**II. APPROVAL OF MINUTES**

Available for consideration were the minutes from the August 24, 2004 public hearing.

**MOTION: (Commissioner Pitts) "Mr. Chairman, I move for approval of the minutes as written."**

Commissioner Redifer seconded the motion.

A vote was called and the motion passed by a vote of 5-0, with Commissioners Pavelka-Zarkesh and Wall abstaining.

**III. CONSENT AGENDA**

Available for consideration was item ANX-2004-182 (Zone of Annexation--D Road Storage Annexation). However, due to the absence of controversy on Full Hearing item PP-2004-141 (Preliminary Plan--Prairie View Subdivision), the following motion was made to move that item to the Consent Agenda as well.

**MOTION: (Commissioner Evans) "Mr. Chairman, I move that we move the second item, which is PP-2004-141, to the Consent Agenda."**

Prior to asking for a second on the motion, Chairman Dibble asked the audience if any present were interested in hearing either item placed on the Consent Agenda. No objections were raised; however, Tom Dixon, representing the petitioner for PP-2004-141, came forward and expressed his support for staff's recommendation of approval for that item.

Commissioner Pitts seconded the motion.

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

**MOTION: (Commissioner Pitts) "Mr. Chairman, I move that we approve items on the Consent Agenda, items ANX-2004-182 and PP-2004-141."**

Commissioner Evans seconded the motion.

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

#### **IV. FULL HEARING**

No items remained on the Full Hearing Agenda.

With no further business to discuss, the public hearing was adjourned at 7:04 p.m.