

**GRAND JUNCTION BOARD OF APPEALS
FEBRUARY 14, 2001 MINUTES
12:15 P.M. to 12:30 P.M.**

The regularly scheduled Board of Appeals meeting was called to order at 12:15 P.M. by Chairman John Elmer. The meeting was held in the City Hall Auditorium.

In attendance, representing the Board of Appeals, were John Elmer (Chairman), Mark Williams and Clay Tufly. Creighton Bricker and Mike Denner were absent.

In attendance, representing the Community Development Department, was Bill Nebeker (Senior Planner). Also present was John Shaver (Asst. City Attorney).

There were four citizens present during the course of the meeting.

The meeting was recorded by Bobbie Paulson.

I. APPROVAL OF MINUTES

Available for consideration were the minutes of the November 8, 2000 meeting.

MOTION: (MARK WILLIAMS) "I move we approve the November 8, 2000 minutes as submitted."

Mr. Tufly seconded the motion. A vote was called and the motion passed by a vote of 2-0, with Mr. Tufly abstaining.

II. ANNOUNCEMENTS, PRESENTATIONS AND/OR VISITORS

Mr. Tufly announced that the petitioner is his client and this relationship would have a direct impact on his decision. Therefore his participation in the discussion and vote on this item constitutes a conflict of interest.

III. FULL HEARING

VAR-2001-017 VARIANCE—CLAYTON HOMES CENTER

Request of a variance to Section 3.4D5a of the Zoning and Development Code to allow outdoor storage and permanent display in the front of the lot (along B 1/2 Rd).

**Petitioner: Coon Hill LLC - Ben Hill
Location: 2693 Hwy 50
Representative: Monument Surveying, Cecil Caster
City Staff: Bill Nebeker**

John Elmer stated that because of Mr. Tufly's conflict of interest, a quorum is not present to consider this item therefore it can not be considered by the Board at this time. The Board discussed two options for a future meeting date, February 28, 2001 and March 14, 2001.

MOTION: (MARK WILLIAMS) “Mr. Chairman, I move that we continue this item to February 28, 2001. If that schedule doesn't work, continue it to the next regularly scheduled meeting on March 14, 2001.”

Mr. Tufly seconded the motion. A vote was called and the motion passed by a vote of 2-0 with Mr. Tufly abstaining.

With no further business, the hearing was adjourned at 12:30 P.M.