

GRAND JUNCTION PLANNING COMMISSION
April 14th, 2015 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 Vice-Chairman Eslami. 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, Ebe Eslami (Vice-Chairman), Jon Buschhorn, Kathy Deppe, George Gatseos, Steve Tolle, and Bill Wade.

In attendance, representing the City's Administration Department - Community Development, were Greg Moberg, (Development Services Manager), Brian Rusche (Senior Planner).

Also present was Jamie Beard (Assistant City Attorney).

Lydia Reynolds was present to record the minutes.

There were 7 citizens in attendance during the hearing.

Announcements, Presentations And/or Visitors

There were no announcements, presentations and/or visitors.

Consent Agenda

1. Minutes of Previous Meetings

Action: Approve the minutes from the February 10, 2015 and February 24, 2015 Planning Commission Meetings.

2. Bookends Zone of Annexation [File # ANX-2014-307]

A request to amend the Comprehensive Plan - Future Land Use Map to Park and to zone approximately 48.461 acres from County RSF-4 (Residential Single-Family) to a City CSR (Community Services and Recreation) zone district.

Action: Forward a recommendation to City Council

Location: 2395 Monument Road

Staff presentation: Brian Rusche, Senior Planner

3. Corner Square Outline Development Plan Amendment [File # PLD-2015-79]

A request to amend the Outline Development Plan for Corner Square Planned Development.

Action: Forward a recommendation to City Council

Location: 2525 Meander Court

Staff presentation: Greg Moberg, Development Services Manager

4. Bananas Conditional Use Permit Amendment [File #CUP-2015-122]

A request to amend an existing Conditional Use Permit (CUP-2001-030) for Bananas, a family entertainment center, including outdoor recreation; specifically to allow a splash pad and water feature, along with associated improvements, within 25 feet of the Riverfront Trail.

Action: Approval of the Conditional Use Permit Amendment

Location: 2469 Riverside Parkway

Staff presentation: Brian Rusche, Senior Planner

Vice-Chairman Eslami briefly explained the Consent Agenda and asked the commissioners if they had any questions. Hearing none, Vice-Chairman Eslami invited the public, Planning Commissioners and staff to speak if they wanted an item pulled for a full hearing.

Commissioner Buschhorn noted that the minutes from February 24 stated that he was present, however for the record, he was not.

With no other amendments to the Consent Agenda, Vice-Chairman Ebe Eslami called for a motion.

MOTION: (Commissioner Wade) “I move that we accept the items on the Consent Agenda as presented”.

Commissioner Deppe seconded the motion. A vote was called and the motion passed unanimously by a vote of 6-0.

5. Nonscheduled Citizens and/or Visitors

None

6. Other Business

Greg Moberg (Development Services Manager), stated that there will be a Planning Commission workshop on April 23rd, however there will not be a Planning Commission meeting on April 28th.

Mr. Moberg noted that Mesa County is hosting a webinar on April 20th at 5:15 in conference room 40A. The webinar topic is Planning Commission ethics.

7. Adjournment

The Planning Commission meeting was adjourned at 6:07 p.m.