AGENDA Amended
May 31, 2016

PLANNING COMMISSION MEETING
104 CRESTONE AVE.

4:30 p.m. - Work Session:

Discussion regarding legal review about State Statute for agency reviews.

Discussion regarding Article 5.2.3J: Proposed Minor Subdivision Exemption – division by road, highway, railroad or major stream To be added to Section 5.2.3 Additional Types of Subdivision Exemptions J. Minor Subdivision Exemption. A Minor Subdivision Exemption may be used to separate parcels under a single ownership that are divided by a County Road, State Highway, railroad, river or major stream.

Discussion regarding procedure for collecting data for the following: fire water, open space, density, visual impact.

6:00 p.m. Regular Meeting

Pledge of Allegiance

1. 6:00 p.m. Public Hearing - Major Impact Review Name of Applicant: Randall and Carol Davis, Location: 11150 County Road 197A, Tract 2 of the Davis-Graham Boundary Line Adjustment located in the E1/2,SE1/4,S14,T15S,R78W, 6th PM, Nathrop., Zone: Residential, Request: 2,450 sq. ft. retreat lodge for short stay term.

2. 6:15 p.m. – Public Hearing – Zoning Map Amendment., Applicant: Richard E. Hartney & Danyel Lee Lopo, Location: 23710 U.S, Highway 285 S, located in the SW1/4SE1/4 & NW1/4SW1/4, Section 11, Township 15 South, Range 78 West, 6th P.M., Buena Vista Zone: Rural, Request: To change the present Rural Zone to Rural Commercial/Recreational.

3. 6:30 p.m. Public Hearing - Rural Open Space Incentive Sketch Plan Name of Subdivision: Cozart Estates, Applicant: Weldon Investment LLC (Arthur Cozart, Manager) Location: 14300 W. U.S. Highway 50, in S1,T49N,R7E,and S36,T50N,R7E, NMPM, Salida
Zone: Rural Residential, Request: To divide 50.68 acres into 5 lots with the minimum lot size being 2.0 acres and 33.79 acres of open space. Water by wells, wastewater treatment by Individual Wastewater Treatment System.