



Town of Ignacio

P.O. Box 459
540 Goddard Ave
Ignacio, CO 81137

970/563-9494 
townofignacio.com 

Town of Ignacio Planning Commission Meeting Minutes

Wednesday, November 13, 2019 – 6:00 p.m.

Abel F. Atencio Community Room, 570 Goddard Avenue, Ignacio, CO 81137

I. Call to Order

Chairman Craig called the meeting to order at 6:04 p.m.

II. Roll Call

Commissioners Present: Clark Craig (Chairman), Mandy Brown, Teresa Campbell, Bill Baird

Commissioners Absent: Gina Schulz, Dixie Melton (Town Board Representative)

Staff Present: Mark Garcia, Interim Town Manager

Guests: Nancy Dosedall, Sharon Craig, Andrew Arnold, Ron Dunavant

III. Public Comments:

None

IV. Approval of Agenda

Action: Ms. Brown moved to approve the Agenda; Ms. Campbell seconded the motion. It passed unanimously by voice vote.

V. Approval of Minutes

a. Minutes from the October 9, 2019, meeting

Action: Ms. Brown moved to approve October 9, 2019 Minutes; Mr. Baird seconded the motion. It passed unanimously by voice vote.

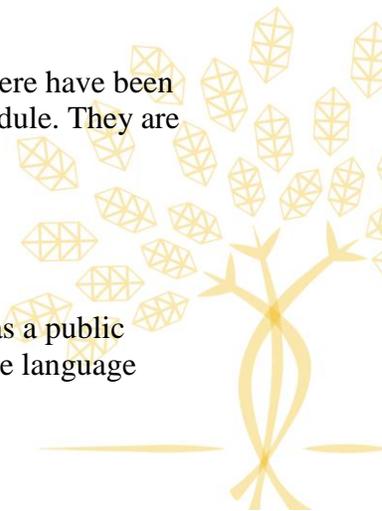
VI. Staff Report & Permit List

Mr. Garcia stated that work on the Entry Signs is progressing. However, there have been some challenges with fabrication that have caused them to fall behind schedule. They are hoping to complete them by the end of November.

VII. Old Business

a. International Code Council Building Code Update

Mr. Garcia stated that the October 23, 2019 meeting had been noticed as a public meeting for adoption of the codes. He had been unable to get the sample language





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from the Durango and La Plata County Building Codes. A draft would be made available at a later date, followed by a public meeting.

Ms. Brown stated that it was a large book, asking how the code would be provided.

Mr. Garcia stated that he would provide a draft of the changes, including the amendment of the IRC, and the IBC. Drafts will be available at Town Hall. The Building Inspector/ Code Enforcement Officer will speak before the code changes.

Mr. Garcia stated that there was a new house on the Walker Property that had been annexed and subdivided.

The Permit List had not been provided.

VIII. New Business

a. ISD Property Minor Subdivision

Mr. Garcia stated that the annexation with the School District had been finalized. The provided Plat detailed the Land Transfer, as it relates to Parcel 3. It helped clean up several of the boundaries. It detailed the Becker right-of-way, and 3 subsequent Parcels. There was an easement on Parcel 2 that denoted a pipeline.

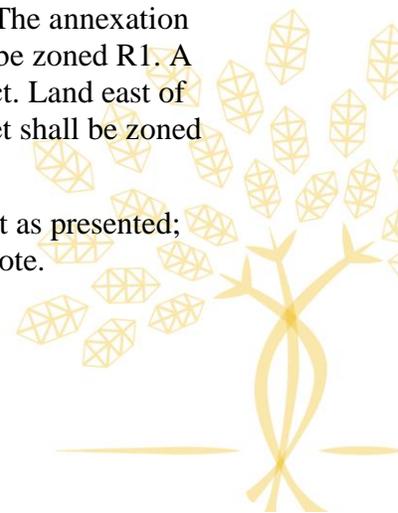
Ms. Brown asked if Mr. Garcia was aware of the plans for the walkway on Parcel 3. As the walkway crosses on school property, she felt that it was important to make sure it was still accessible to the community.

Mr. Garcia stated that he was not, but felt that it would still be accessible. The surveyors had not determined if the walkway was on Parcel 3, or another property. It was not a condition of the annexation. However, it would continue to be maintained if it was on Town Property. A discussion with the School Board may be necessary moving forward.

Ms. Brown stated that she would like to see the decision in a resolution, in order to understand the Town's responsibilities.

Questions were then raised regarding the zoning throughout the Plat. The annexation had taken place before any proposed zoning changes. Parcel 1 would be zoned R1. A portion of parcel 2 was proposed as an R2, multi-family zoning district. Land east of Becker Street shall be zoned R2. The westerly portion of Becker Street shall be zoned R1.

Action: Ms. Brown moved to approve the ISD Minor Subdivision Plat as presented; Mr. Baird seconded the motion, and it passed unanimously by voice vote.





IX. Other Business

Ms. Brown stated that per the current Town Code, page 8, Item 6, the agenda should be made available five days before the meeting. She felt they were in violation of the code. It was duly noted.

A discussion then followed regarding the email list, including several people who were no longer receiving them. Mr. Craig stated that the situation would be looked into.

Several issues regarding the availability of the Work Sessions, as well as the Planning Commission Meeting agendas were noted. Mr. Garcia stated that he would speak to Ms. Dunton, as she was in charge of documentation related to these issues. He stated that the Work Session Reports were being completed as staff are available to do so.

Ms. Brown felt that, because they were striving to complete the Land Use Code, the minutes needed to be available in order to make sure that those who were absent could be made aware of relevant information.

X. Adjourn

Being no further business before the Planning Commission, Chairman Craig adjourned the meeting at 6:36 p.m.

Mr. Craig proposed that the next meeting take place on Wednesday, December 11, 2019, as opposed to November 27, 2019, due to upcoming holidays.

A brief discussion between Ms. Campbell and Ms. Dosedall followed regarding the Parking Lot List and the most recent Land Use Code Draft. Ms. Campbell felt that not all the issues had been resolved. Ms. Dosedall felt that the best course of action was to go through the draft, and determine what, if anything, needed to be changed.

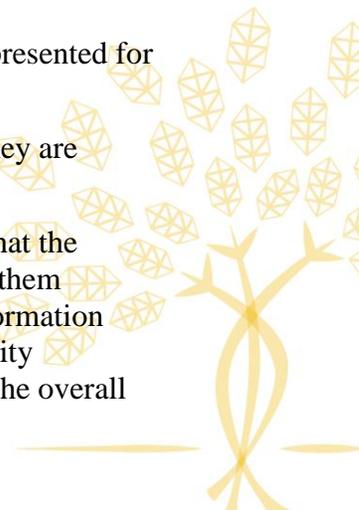
Action: Ms. Brown moved to amend the adjournment at 6:48 p.m., and reopen the agenda; Ms. Campbell seconded. It passed unanimously by voice vote.

Mr. Garcia presented a letter from Chris May, who could not attend the public hearing on October 23, 2019.

Mr. Craig recommended attaching the letter to the minutes when they were presented for approval.

A brief discussion took place regarding the Creative Steering Committee. They are working through the steps to become a Creative District.

Ms. Craig stated that they were meeting with the community in regards to what the Creative District may look like. They had applied for grants that would help them ascertain first steps in the process. They were in the process of gathering information about funding, and other related items. In the spring, there will be a community placement resource coming from Denver to further inform the community. The overall





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goal is to prompt economic development and create a place where the community enjoys gathering. They plan to come before the Planning Commission when they are further along in the process.

Action: Ms. Brown moved to adjourn at 7:03 p.m.; Ms. Campbell seconded. It passed unanimously by voice vote.

The next regularly scheduled meeting will be on Wednesday, December 11, 2019, at 6:00 p.m. in the Abel F. Atencio Community Room at Town Hall, with a work session immediately following.

