

PLANNING COMMISSION
MINUTES OF THE REGULAR MEETING

January 28, 2020

CALL TO ORDER

The Chairperson called the meeting to order at 5:30 p.m. with Commissioners Emilson, Falk, Liske, Nelson, Councilor Cheek, Mayor Clark and Chairperson Canright in attendance.

PUBLIC HEARINGS

1. Application for Variance to relocate building envelope; Location: River-Sage Planned Unit Development (PUD), Filing 1, Lot 4; Address: To-be-Determined RiverSage Drive; Zone: Residential; Applicants: David and Ellie Kehmeier; Owner: Kehmeier 200 Living Trust.

Staff Report dated January 28, 2020 presenting background, analysis and staff recommendation prepared by the Town Planner.

Town Planner Shay Coburn presented an application for Variance in the RiverSage Subdivision. She explained Plat Note 7 provides a process to relocate building envelopes in the subdivision which includes approval from the Planning Commission. Coburn also explained that moving the building envelope will preserve much of the existing natural vegetation and mountain views for the neighboring lot. She recommended approval of the application because the applicant has followed the procedures outlined in the plat note and the materials submitted with the application show criteria has been met.

Applicant David Kehmeier said the wildlife corridor running through the lot will be preserved by relocating the building envelope and the existing building envelope straddles a natural drainage path for the neighboring lots which could be problematic.

The Chairperson opened the hearing for public comment and there was none.

ACTION:

Mayor Clark moved to approve the Variance Request for Building Envelope Relocation for RiverSage PUD-Filing 1, Lot 4 because the criteria have been met. Councilor Cheek seconded the motion, and it carried unanimously.

OTHER BUSINESS

2. Reminder: Master Plan Implementation

Planner Coburn reminded the Commission a joint workshop for the Town Council and Planning Commission will be held on February 10 at 6 p.m. in the Ridgway Community Center. The workshop will address housing for the Phase 1 updates to the Land Use Code and a materials packet will be emailed for review one week prior to the workshop. She noted that good feedback has been received since the last Planning Commission meeting and encouraged spreading the word about the workshop.

APPROVAL OF THE MINUTES

3. Approval of the Minutes from the Meeting of December 3, 2019

ACTION:

Commissioner Liske moved to approve the Minutes from December 3, 2019. Mayor Clark seconded the motion, with Commissioner Emilson and Councilor Cheek abstaining, and it carried unanimously.

4. Approval of the Minutes from the Meeting of January 7, 2020

ACTION:

Commissioner Nelson moved to approve the Minutes from January 7, 2020. Councilor Cheek seconded the motion, with Commissioner Liske Emilson abstaining, and it carried unanimously.

ADJOURNMENT

The meeting adjourned at 5:45 p.m.

Respectfully submitted,

Karen Christian
Deputy Clerk