



**Minutes of the Regular Meeting of the
Buena Vista Planning and Zoning Commission
January 22, 2020**

CALL TO ORDER

A regular meeting of the Planning and Zoning Commission was called to order at 6:01 pm, Wednesday, January 22, 2020 at the Buena Vista Community Center, 715 E Main Street, Buena Vista, Colorado by Chair Preston Larimer. Also present were Vice Chair Lynn Schultz-Writsel, Commissioners Thomas Doumas, Craig Brown, and Alternate Commissioner Tony LaGreca.

Staff Present: Principal Planner Mark Doering and Planning Technician Robin Mesaric-King.

PLEDGE OF ALLEGIANCE

Chair Larimer led in the Pledge of Allegiance.

ROLL CALL

Mesaric-King proceeded with the roll call and declared a quorum.

AGENDA ADOPTION

Larimer requested to re-order the agenda. Doumas motioned to adopt the agenda as amended, **Motion #1** seconded by Schultz-Writsel. Motion carried.

APPROVAL OF MINUTES

Schultz-Writsel motioned for approval of the January 8, 2020 minutes as presented. **Motion #2** was seconded by Doumas. Motion carried.

PUBLIC COMMENT

Public comments opened at 6:03 pm. With no comments, public comment was closed at 6:03 pm.

STAFF / COMMISSION INTERACTION

Doering discussed the technical problems with the current Ipads, and possible different solutions.

There will be a Board of Trustees meeting on February 11, 2020 at 6:00 pm for a work session with the Historic Preservation Commission to have a discussion on proposed Architectural Guidelines for East Main Street.

NEW BUSINESS

Update on the Housing and Health Disparities Grant Presented by Becky Gray, Chaffee County Director of Housing

Becky Gray, the Director of the Chaffee County Health and Housing, gave an overview of the Housing and Health Disparities Grant, who awarded the grant, what the grant is to be used for, the amount of funding, the 2019 events and subject matter experts, the number of participants who attended the associated public meetings, the upcoming events and presenters for 2020, conference, and the time frame of the grant.

Discussion on Proposed Amendments to Chapter 16 of the Municipal Code

Doering explained the reasons that several code clarifications were being brought back to the Planning and Zoning Commission for review, and the criteria for approval for amendments to the Unified Development Code (UDC).

Doering explained the code clarification needed on Table 2.3 to make it match Table 2.8 and 2.9.

Doering explained Table 4.5, relating to monument and pole signs in residential zone and mixed-use zone districts. He stated that certain commercial uses are allowed in a residential and mixed use zone district but the code prohibits pole and monument signs; and that a large number of the existing signs in the zone districts are monument and pole signs(i.e. apartment complex, church, book store). The Commission generally discussed the allowed size of sign in commercial zone districts, square foot sizes of existing signs, height restrictions, pros and cons of allowing signs in those zone districts by use, the possibility of a Comprehensive Sign Plan review, lighting, the effects on surrounding neighbors, context sizes, and introduction of a 40 sq. ft. size limit per property.

The Commission discussed limiting the speed in which electronic message boards change the message.

Doering explained the correction to Table 6.2 to match the written code section 6.7.1.

The use section for kennels does not clarify the setback shall be from residential adjoining properties.

4.2 Access and Circulation: Doering explained that in the residential zone district access must be taken from the alley, but that this is not referenced in the mixed use zone districts. The commission recommended no new curbs in the MU-MS zone district unless an alley is not present, and on side streets for one block north and south off of East Main Street unless an alley is not present. Access must be taken from the alley in all zone districts if one is present excluding I-1 and H-C. No drive through access onto East Main Street or on side streets for one blocks north and south off of East Main Street.

Table 4.1: Add all drive throughs require 3 stacking spaces regardless of use.

3.2.1 Small multi-family: Commissioners generally discussed allowing it west of the highway in the R-1 OT and R-2 OT zone district. Remove only east of Highway 24.

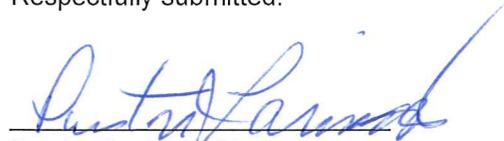
Section 3.2.4.c add "and/or trailer" wherever recreational/camping vehicle shows up.

Section 16.5.3.4 School Fee: change wording and reference fee adopted by the Buena Vista School District.

ADJOURNMENT

There being no further business to come before the Commission, Doumas motioned to adjourn the meeting at 8:30 p.m. Schultz-Writsel seconded. **Motion #3** was unanimously approved.

Respectfully submitted:


Preston Larimer, Chair


Robin Mesaric-King, Planning Technician