



Grand Lake Board of Trustees

Consideration to Recommend to the Grand Lake Board of Trustees to Amend Town Code 12-2-27 Regarding The Supplemental Regulations for Setback, Height, and Area

TO: Mayor Kudron and Trustees

FROM: Kimberly White, Community Development Director

DATE: 04/22/2024

RE: Ordinance 05-2024; Consideration to Recommend to the Grand Lake Board of Trustees to Amend Town Code 12-2-27 Regarding the Supplemental Regulations for Setback, Height, and Area

Purpose:

Town staff has been directed to draft an amendment to the current supplemental regulations to remove language that does not exemplify the character of the Town of Grand Lake.

Background:

Each separate zone in the Town has a maximum height allowance listed for structures in that zone. In Chapter 12 Article 2 Section 27 additional height regulations are listed to allow variance requests for specific items to be taller than the code provides. At the 4/3/2024 planning commission meeting, the commissioners discussed the current language in Section 12-2-27 (A)(3)(b). The items that are to be removed from the current code language, shown with strikethrough language, will still be allowed, however, they will not be allowed over the zoning height restrictions of the zone district in which they are located. Only items listed in the supplemental regulations can apply for an exception to be made when they are proposed to be higher than their designated zoning district allows. Staff brought a resolution to the Planning Commission meeting on 4/17/2024 for a recommendation to the Board. The Planning Commission voted unanimously to recommend that the Board adopt the code change at their next meeting.

Municipal Code (With proposed strikethrough):

12-2-27 (A)(3)

(b)Chimneys, church steeples, cooling towers, elevator bulkheads, fire towers, monuments, stacks, stage towers or theatre scenery lofts, tanks, water towers, ~~ornamental towers, spires, grain elevators~~, or necessary mechanical appurtenances may exceed the maximum height regulations of the zone district in which they are located provided the maximum height for the use under question is set by the procedures outlined in Section 12-2-27(B) Variance Request Procedure, but in no instance shall such use exceed sixty feet (60') in height.

Motion:

Move to Adopt Ordinance 05-2024 updating 12-2-27 (A)(3)(b) as written.

or

Move to Adopt Ordinance 05-2024 updating 12-2-27 (A)(3)(b) with the following changes _____.

Or

Move to Deny the Ordinance 05-2024