



PLANNING COMMISSION MINUTES

February 22, 2024 at 1:30 PM

Commissioners Meeting Room - 401 Main Street, Suite 309, Walsenburg, CO 81089

Office: 719-738-3000 ex 200 | Fax: 719-738-3996

Join via Google Meet: | Meeting ID: jtn-scsu-ecp

1. ROLL CALL

PRESENT

Beaver Edmundson

Dale Lyons

Myrna Falk

Lonnie Brown

Lenna Rauber

Sandy White

2. PLEDGE OF ALLEGIANCE

3. READING OF MINUTES

a. Minutes from 01/25/2024

Motion to approve the minutes as presented.

Motion made by Brown, Seconded by Lyons.

Voting Yea: Edmundson, Lyons, Brown

Abstaining: Falk, Rauber

4. ACTION ITEMS

5. LGD UPDATES

Dale Lyons gave an update that discussion at recent Energy and Carbon Management Commission meetings has included carbon capture and carbon storage as a major topic.

6. OLD BUSINESS

a. Dos Sueños- LU-23-040- Plat Amendment

Commission met with BH2 Surveying. Staff confirmed that they were unable to locate a plat map with the lines drawn as they exist as present. Discussion and confirmation that the application will proceed using the plat amendment procedure with subdivision submittal requirements.

7. NEW BUSINESS

a. Rodriguez- 20-027- Vacation

Staff presented application to the Commission. Discussion with the applicant on application and why this application was on hold.

Motion to schedule a public hearing for the April 11 Planning Commission Meeting made by Brown, Seconded by White.

Voting Yea: Edmundson, Lyons, Brown, White, Rauber

8. DISCUSSIONS

a. Section 7 Regulations

Discussion on Section 7 Regulations to clarify certain sections for staff and BOCC. Discussion on portions of the existing regulations that are in conflict with state statute.

b. Request for Joint Workshop with BOCC on Comprehensive Plan - March 19 at 1PM

Discussion on request from SE Group for joint workshop with PC and BOCC to present the draft comp plan. Commission had concerns that a joint workshop would blur the lines between the Planning Commissions role in adopting the Comp Plan and the BOCC's role in reviewing applications and setting regulations and policy. Commission requested staff schedule a presentation of the Comp Plan at a workshop on a Commission meeting day.

9. ADJOURNMENT

10. UPCOMING MEETINGS