



**TOWN OF PALMER LAKE
BOARD OF TRUSTEES - AGENDA MEMO**

DATE: December 14, 2023	ITEM NO.	SUBJECT: Resolution to Grant a Conditional Use for Religious Institution, Hwy 105
Presented by: Town Administrator /Clerk		

Background

A request for a conditional use permit in a CC zone was made by The Movement Church at the TLCA location on Hwy 105 for religious institution. The completed application for conditional use was heard and passed by a 3-2 vote at the Planning Commission meeting on 11/15 (with two members excused) with the following condition –

Consider Conditional Use in CC Zone - Religious Institution (304 Hwy 105). Commission member Susan Miner stated her concerns about the legal review of the work previously done in the building and actual capacity. She reiterated the original intent of the gift to the community for community use and concern of a long-range plan to become a church. Amy Hutson spoke about the master plan intending the space for arts. Mark Bruce stated the corridor is already limited to add commercial property. Tim Caves stated his concern about unpermitted work previously done being inspected by Fire and PPRBD for safety. MOTION (Miner, Caves) to recommend approval of the conditional use for religious institution including a condition to complete inspection by Fire and PPRBD and any violation corrected. Roll call vote taken – aye 3; nay 2 (Hutson, Bruce). Motion passed.

Enclosed is a copy of the draft minutes from the 11/15 Planning Commission meeting.

Recommended Action

Consider the recommendation from Planning Commission to grant the conditional use with the condition noted.