



STAFF REPORT

MEETING DATE: March 12, 2026

ITEM TITLE, PRESENTER: San Juan County Zoning Ordinance – Packet Items ?

RECOMMENDATION: No formal action is required; the item is presented for Planning Commission review and direction to staff.

SUMMARY

Staff reviewed selected portions of the San Juan County Zoning Code. Because an editable version was unavailable, staff created a Word working draft and is cross-checking it against the adopted PDF to verify accuracy. The revisions are intended to improve clarity and organization and have no legal effect. The following summarizes the draft changes for Planning Commission review and direction.

PRELIMINARY CODE MODIFICATIONS

Chapter 11 – Use Table Review (1st Reading)

The existing provisions have been reviewed and compared with the proposed use table. The proposed use table has been reformatted for clarity and consistency. Additional refinement remains necessary, particularly for Spanish Valley and commercial zoning areas. (*existing pages 38–42*)

STAFF RECOMONDATIONS

At this stage, no formal action is required. Staff submit the proposed revisions for Planning Commission review and direction on the overall approach and any areas requiring further modification prior to proceeding to the next step in the process.