



Official Minutes

MEETING OF THE MINTURN PLANNING COMMISSION
Minturn Town Center, 302 Pine Street
Minturn, CO 81645 • (970) 827-5645

Wednesday April 25, 2018
Regular Session – 6:30 pm

COMMISSION MEMBERS:

CHAIR – Lynn Teach

Greg Gastineau

Jeff Armistead

Burke Harrington

Greg Sparhawk

Lauren Dickie

Planning Director – Janet Hawkinson

Planning Clerk – Jenny Lowe

These minutes are formally submitted to the Town of Minturn Planning Commission for approval as the official written record of the proceedings at the identified Meeting. Additionally, all Planning Commission meetings are tape-recorded and are available to the public for listening at the Town Center Offices from 8:30am – 2:00 pm, Monday through Friday, by contacting the Planning Office at 970/827-5645 302 Pine St. Minturn, CO 81645.

Regular Session – 6:30 pm

1. Call to Order

Chair Lynn. T. called the meeting to order at 6:35pm

- Roll Call

Those present: Chair Lynn Teach, Greg Sparhawk, Greg Gastineau and Burke Harrington. *Note: Lauren Dickie and Jeff Armistead were excused absent.*

- Pledge of Allegiance

2. Site Visit for 719 Main Street Design Review

The Planning Commission were asked if they all had a chance to see the site on their own. They all confirmed they were familiar with site. No site visit during the meeting took place.

3. Approval of Agenda

- Items to be Pulled or Added

Motion by Greg S., second by Burke H. to approve the agenda as presented. Motion passed 4-0.

4. Approval of Minutes

- April 11, 2018

Motion by Burke H., second by Greg S. to approve the minutes of April 11, 2018 with a grammatical correction. Motion passed 4-0.

5. Public comments on items, which are NOT on the agenda (5-minute time limit per person)

6. Planning Commission Comments

Greg S. asked if Active Energies had cleaned the clutter and pallets outside their property at 102 Main St. Janet H. clarified the Town's Code enforcement officer has addressed the issue and is working with the new owners towards compliance of the code. They have removed the pallets behind the store and have been given a warning on not using their required parking spaces as storage for equipment.

7. Planning Director Report

Janet H. informed the Planning Commission that she accepted 3 new design applications, which will be presented in the following meetings.

She updated the PC on the proposed routes of the Holy Cross Transmission Lines. The concern is the route in town. There is a citizen advisory group started: 'Bury the Line' Eagle County Citizen Advisory Group – to educate the public and work on the alternative to have the entire line in Minturn's valley buried.

The trailer park fire resulted in the town condemning 6 trailers. The owner requested inspection and the remaining trailer were also condemned. The tenants were informed of the hazardous conditions and given until May 30th to find another place to live in.

8. 719 Main Street – Design Review Application

Janet H. introduced Scott McDonald and Stephanie Lambourn, owners of the property at 719 Main St. She clarified on the site plan submitted in the packet that the parking lot turnaround

driveway cut width was too large per CDOT's regulations. Being 10-12' feet is the maximum width allowed for highway 24.

The applicant does meet the 5% snow storage and landscape requirements, as well as the setbacks. The project is a new single family home, with 1 accessory apartment.

Burke H. expressed concern on the parking scheme, if the garage is not utilized specifically for parking cars instead for storage.

Greg S. appreciated the maximum height of 28' mid-roof and the fact the building mass on the front is reduced in scale, providing more light to the neighboring properties.

Janet H. stated the plans could not be approved as is with the driveway cut width and turn around because it is against code. This can be worked out at staff level if the design is approved.

Motion by Greg G., second by Greg S., to approve the design review application of 719 Main St. with the condition that the driveway cut and turnaround, is redrawn to code requirements and approved at a staff level. Motion passed 4-0. *Note: Lauren Dickie and Jeff Armistead were excused absent.*

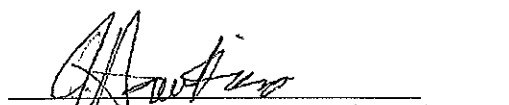
9. Future Meetings:

- **May 9, 2018**
- **May 23, 2018**
- **June 13, 2018**
- **June 27, 2018**

10. Adjournment

Motion by Greg G, second by Burke H. to adjourn the meeting at 7:35pm. Motion passed 4-0.


Lynn Teach, Chair


Janet Hawkinson, Planning Director