

# **TOWN OF ERIE**

*645 Holbrook Street  
Erie, CO 80516*



## **Meeting Minutes**

**Wednesday, December 18, 2019**

**6:30 PM**

**Council Chambers**

**Planning Commission**

**I. CALL TO ORDER & PLEDGE OF ALLEGIANCE TO FLAG**

Chairman Bottenhorn called the December 18, 2019 Planning Commission Meeting to order at 6:31pm.

**II. ROLL CALL**

Roll Call:

Commissioner Witt - present  
Commissioner Fraser - present  
Commissioner Ames - present  
Commissioner Zuniga - present  
Commissioner Hedahl - present  
Vice Chairman Harrison - present  
Chairman Bottenhorn - present

**III. APPROVAL OF THE AGENDA**

Commissioner Zuniga moved to approve the Agenda of the December 18, 2019 Planning Commission Meeting. The motion, seconded by Vice Chairman Harrison, carried with all voting in favor thereof.

**IV. APPROVAL OF MINUTES**

[19-602](#) Approval of the December 4, 2019 Planning Commission Meeting Minutes

**Attachments:** [12-4-2019 PC Meeting Minutes](#)

Commissioner Ames moved to approve the Minutes of the December 4, 2019 Planning Commission Meeting. The motion, seconded by Commissioner Witt, carried with all voting in favor thereof.

**V. PUBLIC COMMENTS**

No Public Comments.

**VI. RESOLUTIONS**

[19-431](#) A Resolution Regarding The Erie Highlands PUD Zoning Map Amendment No. 2, Adopting Certain Findings Of Fact And Conclusions Favorable To The PUD Overlay Rezoning.

**Attachments:** [Resolution P19-34](#)  
[Resolution P19-34 Exhibit A Legal Description](#)  
[Resolution P19-34 Exhibit B PUD Zoning Map Amendment No. 2](#)  
[Staff Memo - Erie Highlands PUDA No 2](#)  
[Application Materials](#)  
[Referrals](#)  
[Notice](#)  
[Neighborhood Meeting](#)

Chairman Bottenhorn opened the Public Hearing for Agenda Item 19-431 (Resolution P19-34) and Agenda Item 19-432 (Resolution P19-35) at 6:33pm.

Senior Planner, Hannah Hippely, gave a presentation to the Commission on these agenda items.

The applicant, Layla Rosales of Terracina Design, gave a presentation and provided additional background on these agenda items.

Chairman Bottenhorn brought it back to the Commission for questions and comments.

Some questions and comments included the following:

- Park contractor
- PUD zoning change (site specific)
- Requirement on angled back houses
- Lot definition (straight or angled)
- Setbacks for homes facing the street
- New school location
- Other similar communities
- Price point driven
- Maximum building height
- Landscaping on lots visible from the street

Commissioner Ames moved to approve Agenda Item 19-431 (Resolution P19-34). The motion, seconded by Vice Chairman Harrison, carried with all voting in favor thereof.

Commissioner Zuniga moved to approve Agenda Item 19-432 (Resolution P19-35). The motion, seconded by Commissioner Witt, carried with all voting in favor thereof.

#### [19-432](#)

A Resolution Of The Planning Commission Of The Town Of Erie Recommending That The Board Of Trustees Approve The Erie Highlands Preliminary Plat No. 4 With Conditions

**Attachments:** [Resolution 19-35](#)  
[Preliminary Plat](#)  
[Staff Memo](#)  
[Application Materials](#)  
[Referrals](#)  
[Notice](#)  
[Neighborhood Meeting](#)

## **VII. STAFF REPORTS**

Deborah Bachelder, Planning Manager/Deputy Director of Planning & Development informed the Commission that the next meeting is scheduled for January 1, 2020 and Town Hall is closed. This meeting will be canceled. The second meeting in January currently has no agenda items and may be canceled.

**VIII. COMMISSIONER REPORTS AND DISCUSSION ITEMS**

No Commissioner Reports.

**IX. ADJOURNMENT**

Chairman Bottenhorn adjourned the December 18, 2019 Planning Commission Meeting at 6:51pm.