

**FREMONT COUNTY PLANNING COMMISSION MEETING AGENDA
MAY 2, 2023 AT 3:00 P.M.**

**FREMONT COUNTY ADMINISTRATION BUILDING
COUNTY COMMISSIONERS MEETING ROOM, LOWER LEVEL 3**

The Planning Commission requests that everyone in attendance please turn off all cell phones for the duration of the meeting.

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

3. APPROVAL OF AGENDA

May 2, 2023, Planning Commission Meeting

4. APPROVAL OF MINUTES

April 4, 2023, Planning Commission Meeting

5. UNFINISHED BUSINESS

None

6. NEW BUSINESS

A. PLAN TOOLS

Introduction and thoughts for:

Review existing County housing policies, regulations and data.

Identify existing zoning, land use, and development policies and regulations that are currently preventing or restricting the development of affordable housing in Fremont County.

Recommend strategies and options to support new affordable housing development in Fremont County; and

Adopt potential code amendments, policy changes, and incentives to remove barriers and strengthen the capacity to enhance affordable housing development in Fremont County

Rep: Martin J. Landers, AICP Principal of Plan Tools LLC.

B. ZC 23-001 YODER STORAGE SHEDS

Requesting approval for a Zone Change #2 with Final Development Plan that will change the zoning from Agricultural Rural to Industrial. Lot size: 4.51 acres

The subject property is located in the Agricultural Rural Zone District, on K Street & Highway 50, in Penrose.

Consultant: Matt Koch- Cornerstone Land Surveying

C. MS 23-002 J & S HALL MINOR SUBDIVISION

Requesting approval for minor subdivision that will create a total of 2 lots.

Lot 1: 4.77 acres 207,851.43 square feet

Lot 2: 4.77 acres 207,790.00 square feet

The subject property is located in the Agricultural Rural Zone District, located at 569 E Street, in Penrose.

Consultant: Crown Point Land Services George Hall

D. PP 22-001 MISTRY SUBDIVISION FILING 2

Nature of Requests:

1. Preliminary Plan approval to subdivide 33.65 acres into 7 single family residential lots;
2. Vacate the 25 -foot road easement dedicated to Fremont County for Roadway; and
3. Waiver from Subdivision Design Standards-Appendix 1 (B) Lot Standards (4) Front on Public Street, to exempt Lots 3 and 4 from the requirement to front on public street.
4. Waiver of development of Margarita Way to County standards.

Site address is located at 1245 3rd Street Penrose, CO 81240

Consultant: Dr. Angela Bellantoni

7. ADJOURNMENT