



**PLANNING COMMISSION REGULAR MEETING**

8720 Spruce Mountain Road

**AGENDA**

Date: July 12, 2023 @ 5:30 p.m.

**1. ROLL CALL**

	<b>Present</b>	<b>Absent</b>
Matias Cumsille (Chair)	_____	_____
Doyle Slack (Vice Chair)	_____	_____
Aksel Suvari	_____	_____
Jacob Gump	_____	_____
Bill Lucero	_____	_____
Shannon Buss (Associate)	_____	_____
Patricia Calderon (Associate)	_____	_____
Heather Yanda (Secretary; Non-Voting)	_____	_____

**2. PLEDGE OF ALLEGIANCE**

**3. APPROVE MINUTES**

- From June 14, 2023 Regular Meeting

**4. SCHEDULED PUBLIC APPEARANCES**

**5. OLD & CONTINUING BUSINESS**

- Review Site Plan draft ordinance
- Accessory Dwelling Unit draft ordinance
  - Draft given to Town Council for review
  - Dan Krob recommended that the \$1000 penalty be changed to \$2650 to match our code for other violations and state penalties in order to stay consistent
  - Governor Polis' ADU bill died on the floor a few weeks ago
- Bitcoin mining history in Larkspur and examples of code
- Fracking code examples
- Master Plan Survey
- Updates on current projects
  - Travel Center - 255 Upper Lake Gulch Road
    - Ben Thurston with Baseline reviewing documents
  - 233 Perry Park Ave
    - Rezoning public hearing before Town Council on July 20, 2023 at 5pm
  - 9138 Spruce Mountain Road – no new update
    - Waiting for site plan documents
    - Potential variance on the exterior design criteria
  - Jellystone/Steyn – no update
  - 9181 Spruce Mountain Road – no new update
- Corner Market is adding an enclosed seating area. Had a pre-application meeting.

**6. NEW BUSINESS**

**7. UNSCHEDULED PUBLIC APPEARANCES**

**8. BOARD MEMBER COMMENTS**

- Update on Board of Adjustments appointments



9. ADJOURN