



**REGULAR PLANNING COMMISSION MEETING MINUTES
DELTA COUNTY
560 DODGE ST, DELTA, CO 81416
NOVEMBER 18, 2020**

Planning Commission Members in Attendance:

Eli Wolcott (ZOOM) Dick Gilmore
Layne Brones Tom Kay
Steve Schrock Kate Darlington (ZOOM)
Jacob Gray (ZOOM) Tate Locke (ZOOM)

Absent Members:

Steve Shea

Planning Staff in Attendance:

Delta County Community & Economic Technician II, Kate Kelly

Chairman Tom Kay called the meeting to order at 5:30 p.m. in the Administration Building Commissioner's Meeting Room.

Item #1: Approve Meeting Minutes for September 23, 2020

**Motion/Second: Dick Gilmore moves to approve the minutes. Layne Brones seconds.
Motion carried unanimously.**

Item #2: Approve Meeting Minutes for October 14, 2020

**Motion/Second: Layne Brones moves to approve the minutes. Dick Gilmore seconds.
Motion carried unanimously.**

Item #3: Approve Meeting Minutes for October 28, 2020

**Motion/Second: Dick Gilmore moves to approve the minutes. Layne Brones seconds.
Motion carried unanimously.**

**Item #4: SUB20-021 DM Subdivision
Owner(s): El Cerro Pelon, LLC
Representative(s): Wilmore Surveying
Location: 7878 & 8022 2200 Rd, Delta, CO 81416
Proposal: To create two (2) lots**

The Delta County Community & Economic Development Technician II, Kate Kelly, presented the Staff Report for SUB20-021 DM Subdivision. Applicant was not present. Representing the subdivision was Randy Wilmore with Wilmore Surveying.

Items discussed were as follows:

- Farm ground
- Future Subdivision and Water
- Horn Rd. and ROW for the County
- Encroachment of adjoining parcel

Motion/Second: Steve Schrock moves to approve DM Subdivision with staff comments included for approval and with the addition of the investigation of Horn Rd. as a County road and the need for the County acquiring ROW for this subdivision on Horn Rd. Dick Gilmore seconds.
Motion carried unanimously.

Item #5: SD19-011 S&K Parks & Events Center
Owner(s): Myles & Kathy Standish
Location: 5955 Sawmill Mesa Rd, Delta, CO 81416
Proposal: To obtain approval for a private Parks & Events Center

The Delta County Community & Economic Development Technician II, Kate Kelly, presented SD19-011 S&K Parks & Events Center. Applicants Myles & Kathy Standish were present.

Items discussed were as follows:

- History of Event Center
- Reclaimed Gravel Pit on property
- Water Shares; 12 Uncomphagre, 23 Private
- Access from G50 Rd.
- Noise complaints
- Liquor License
 - We do not sell liquor, users have to bring their own
 - No hard liquor allowed
- Occupancy of the building
- 2019 events
- Future Events
- Food
 - They have to bring it in or have it catered
- Dance floor
- Main building and restrooms – heat source
- Future employees for future events

Motion/Second: Dick Gilmore moves that they approve the application for SD19-011 S&K Parks & Event center, including the staff comments for the conditions of approval. Layne Brones seconds.
Motion is carried unanimously.

Point of Order

- **Zoom Attendance**
 - If members are staying home because of a precaution to COVID, it is okay, however they need to make sure a quorum is met; Chairman Tom Kay feels this is not the right venue for Planning Commission all the time.
 - Tom Kay thinks it is a disservice to the public if all members were to stay home while the applicants are here to present their applications
 - Coordination needs to happen with Zoom.
- **Robert's Rules**
 - Chairman Tom Kay reads motion from October 28, 2020 meeting; our verbatim comes out confusing. Motions need to be very clear as well as seconds.
 - These are public record and we can all try to be more clear

Meeting adjourned at 6:48 p.m.

Respectfully submitted by:
Community & Economic Development Technician II, Kate Kelly