

Jean Latka
Chair

Brandice Eslinger
Vice Chair

Bob Schilling
City Council Representative



Planning & Zoning Commission

Mike Castellucci

Brian Lucas

Yvonne Lujan-Slak

David Webb

REGULAR MEETING

City of Pueblo, Colorado

Wednesday, January 13, 2016 – 3:30 p.m.

City Council Chambers – 1 City Hall Place

Minutes

MEETING CALLED TO ORDER

The meeting was called to order at 3:30 p.m. with Acting Chairperson Brandice Eslinger presiding.

Commissioners Present: Brandice Eslinger, Bob Schilling, Brian Lucas, Mike Castellucci, Yvonne Lujan-Slak and David Webb.

Commissioners Absent: Jean Latka

Staff Members Present: Paul Willumstad, Attorney for the Planning and Zoning Commission; Steven Meier, Director of Planning and Community Development; and Kelly Grisham, Senior Planner.

APPROVAL OF AGENDA

A Motion was made by Council Person Schilling to approve the agenda, combining items 1a, 1b and 1c for hearing purposes, seconded by Commissioner Lucas. **Motion passed 5-0 (Castellucci and Latka absent).**

PUBLIC HEARINGS AND ACTION

1a. Z-15-10 – MVD Rezoning. Rezoning of approximately 690 acres, located east of I-25 and North of Vestas Towers America Site from County A-1 and City A-1.

1b. V-15-07 – MVD Vacation. Vacation of a portion of Greenhorn Drive, located east of I-25 and North of Vestas Towers America Site.

1c. S-15-07 – MVD Subdivision. Subdivision of approximately 690 acres, located east of I-25 and North of Vestas America Site

Staff recommends the applications be continued to the February 10, 2016 Public Hearing.

COMMISSION ACTION

A Motion to continue the proposed applications was made by Council Person Schilling, seconded by Commissioner Lucas.

Motion passed 5-0 (Castellucci and Latka absent).

2. **V-15-08 – Vacation 4810 Polo Ct** Vacation of a portion of a drainage easement, located behind 4810 Polo Court

Staff recommends the application be continued to the February 10, 2016 Public Hearing.

COMMISSION ACTION

A Motion to continue the proposed vacation was made by Council Person Schilling, seconded by Commissioner Lujan-Slak.

Motion passed 5-0 (Castellucci and Latka absent).

~ Commissioner Castellucci arrived ~

3. **S-15-10 – Subdivision Dill Subdivision** 1-lot, and 1 parcel subdivision of vacant land, located on Highway 50 Bypass Frontage Road, at the 1000 block of E US Hwy 50 Bypass.

Staff recommends the application be continued to the February 10, 2016 Public Hearing.

COMMISSION ACTION

A Motion to continue the proposed subdivision was made by Council Person Schilling, seconded by Commissioner Lucas.

Motion passed 6-0 (Latka absent).

4. **Z-15-11– Rezoning 2000 Acero Avenue** Rezoning approximately 0.15 acres from R-2 to I-2, Industrial District.

BACKGROUND

Staff report given by Kelly Grisham.

The subject property is located at 2000 Acero Avenue, generally south of Lakeview Avenue in the Ormandale Subdivision. The applicant is proposing to rezone the property to bring the existing lots into compliance with the minimum lot size of the I-2 Zone District. The I-2 Zone District requires a minimum of 10,000 square feet of lot area. The two (2) lots located immediately to the north of the subject property are also zoned I-2, but do not meet the minimum lot size required. By rezoning the subject property, the property owners can finalize the lot line rearrangement, combining the 4 lots into one parcel.

RECOMMENDED ACTION

Staff recommends the Planning and Zoning Commission make a recommendation to City Council that the zoning map amendment be **APPROVED**.

HEARING

Rick and Barbara Kastle, 742 Apple Court, Windsor, CO, the applicants, appeared and testified in favor of the application.

Henry Martinez, 2405 Kara Court, Pueblo, CO, appeared and testified in favor of the application.

No one testified in opposition to the proposed application.

Acting Chairperson Eslinger closed the hearing and requested a motion.

COMMISSION ACTION

Motion was made to approve the application by Council Person Schilling, seconded by Commissioner Webb.

Motion passed 4-2 (Latka absent, Webb and Castellucci dissenting).

5. **V-15-10 – Vacation 2151-2153 Aztec Dr.** Vacating a portion of a 20' wide sanitary sewer easement located within Lot 9, Block 3, Westroads Subdivision, First Filing.

BACKGROUND

Staff report given by Kelly Grisham.

The applicant is requesting to vacate a portion of a 20 foot wide sanitary sewer easement, which straddles the lot line between Lots 8 & 9, Block 3, Westroads Subdivision, 1st Filing. An existing 2-story apartment complex and covered porches encroach into the existing easement. The vacation will alleviate the encroachment. The Wastewater Department has no issues with the vacation of the easement.

RECOMMENDED ACTION

Staff recommends the Planning and Zoning Commission make a recommendation to City Council that the Vacation be **APPROVED**.

HEARING

Randy Reeves, Cardinal Points Surveying, 4601 Eagleridge Place, Pueblo, CO, the applicant, appeared and testified in favor of the application.

No one testified in favor to the proposed application.

No one testified in opposition to the proposed application.

Acting Chairperson Eslinger closed the hearing and requested a motion.

COMMISSION ACTION

Motion was made to approve the application by Commissioner Webb, seconded by Council Person Schilling.

Motion passed 6-0 (Latka absent).

- 6. SNC-15-02 – Street Name Change Villeta Carino Court & Circle** Changing the name of Villetta Carino Court to Vista Village Court and Villetta Carino Circle to Vista Village Circle.

BACKGROUND

Staff report given by Kelly Grisham.

The applicant is requesting to change the street names of Villetta Carino Court to Vista Village Court, and Villetta Carino Circle to Vista Village Circle. There are no properties addressed off of either of these streets, and the streets are not built.

RECOMMENDED ACTION

Staff recommends the Planning and Zoning Commission make a recommendation to City Council that the Street Name Change be APPROVED.

HEARING

Colleen Peterson, 2 Portmarnock Place, Pueblo, CO, the applicant, appeared and testified in favor of the application.

Jim Gilbertson, 5 Wentworth Place, Pueblo, CO, the applicant, appeared and testified in favor of the application.

No one testified in favor to the proposed application.

No one testified in opposition to the proposed application.

Acting Chairperson Eslinger closed the hearing and requested a motion.

COMMISSION ACTION

Motion was made to approve the application by Commissioner Webb, seconded by Council Person Schilling.

Motion passed 6-0 (Latka absent).

APPROVAL OF MINUTES

A Motion was made by Council Person Schilling to approve the Minutes of the December 9, 2015 Public Hearing, seconded by Commissioner Lujan-Slak.

Motion passed 6-0 (Latka absent).

Old/New Business

Nominations for 2016 were made.

Chair: Brandice Eslinger

A Motion was made by Council Person Schilling, seconded by Commissioner Lujan-Slak.

Motion passed 6-0 (Latka absent).

Vice Chair: Brian Lucas

A Motion was made by Council Person Schilling, seconded by Commissioner Castellucci.

Motion passed 6-0 (Latka absent).

ZBA Liaison: Yvonne Lujan-Slak

A Motion was made by Council Person Schilling, seconded by Commissioner Castellucci.

Motion passed 6-0 (Latka absent).

TAC Liaisons: Jean Latka

A Motion was made by Commissioner Webb, seconded by Commissioner Castellucci.

Motion passed 6-0 (Latka absent).

TAC Liaisons: Mike Castellucci

A Motion was made by Commissioner Lujan-Slak, seconded by Commissioner Webb.

Motion passed 6-0 (Latka absent).

SCHEDULE PUBLIC HEARING

The Public Hearing for February will convene on February 10, 2016 at 3:30 p.m. in the City Council Chambers.

SCHEDULE WORK SESSION

The Work Session for January is scheduled for January 27, 2016 at 3:30 p.m. in the Planning & Community Development Department Conference Room.

ADJOURN

There being no further business the Regular Meeting was adjourned at 4:03 p.m.

Respectfully submitted,

Attest:

Brandice Eslinger

~~Jean Latka~~ Brandice Eslinger
CO. - Chairperson

Scott Holman for

Steven Meier
Executive Secretary