

TOWN OF MANCOS
PLANNING & ZONING COMMISSION MEETING

March 21, 2018

A. **Call to Order:** Vice Chairperson Regina Roberts called the meeting to order at 7:00 p.m.

B. **Pledge of Allegiance**

C. **Roll Call:** present- John Cox, Perry D. Lewis, Regina Roberts, Mayor Queenie Barz, Town Administrator Heather Alvarez, Deputy Clerk Georgette Welage

Absent: Chairperson John Bolton, Commissioner Leslie Feast, Trustee Ed Hallam

D. **Approval of the Agenda:** -John L. Cox made the motion to approve the agenda with the following amendments: 1) table Montezuma County Performance Report until 4/21/18. Perry D. Lewis seconded the motion. Motion carried.

E. **Approval of the minutes of December 20, 2017:** John L. Cox made the motion to approve the minutes of December 20, 2017. Perry D. Lewis seconded the motion. Motion Carried.

F. **Audience Business**

None

G. **Announcements**

None

H. **Action Items**

1. **Public Hearing: Special Exception for ADU 672 Grand Ave.**

The Public Hearing opened at 7:02 p.m.

Mark and Mary Blevins submitted an application for a special exception for the existing ADU at 672 Grand Ave.

- 1) Current rear setback is 7 feet. Minimum required is 15 feet.
- 2) Current square footage is 1,100 SF. The maximum allowed for new ADUs is 800 SF
- 3) Existing building is two stories/primary residence is one story.

Mark Anthony Blevins, 672 Grand Ave., Mancos was present and stated they purchased the property in 2013. The building was used as a commercial building for many years. He has been paying two water bills and two sewer bills since he purchased the property.

The ADU has two bedrooms, a bath, kitchen , two parking spaces with access from the alley or the main house driveway.

No one signed up to speak.

Public Hearing closed at 7:09 p.m.

John L. Cox made the motion to approve the existing ADU, 672 Grand Ave., Mancos submitted by the Blevins with the following Special Exceptions:

- 1) Current rear setback is 7 feet. Minimum required is 15 feet.
- 2) Current square footage is 1,100 SF. Maximum allowed for new AUD's is 800 SF
- 3) Existing building is two stories/primary residence is one story.


Commissioner Perry D. Lewis seconded the motion. Motion passed unanimously.

I. Items for April 18 Agenda

- 1) Montezuma County Performance Report
- 2) Mancos Comp Plan Chapters 9 & 10

J. Adjournment

7:15 p.m.



Vice Chairperson Regina Roberts



Deputy Clerk Georgette Welage