

**Town of Mancos
Planning and Zoning Commission Meeting
July 18, 2018
7:00 p.m.**

A. CALL TO ORDER: Commissioner Brind'Amour called the meeting to order at 7:01 p.m.

B. PLEDGE OF ALLEGIENCE

C. ROLL CALL: Present: Peter Brind'Amour, Cathy Seibert, Tiffany Hurst, Mayor Queenie Barz, Trustee Ed Hallam
Absent: John Cox, Perry D. Lewis

Staff Present: Town Administrator/Clerk/Treasurer Heather Alvarez

D. APPROVAL OF AGENDA: Commissioner Seibert made the motion to approve the agenda. Commissioner Hurst seconded the motion to approve the agenda. Motion passed.

E. APPROVAL OF THE MINUTES OF June 20, 2018: Commissioner Seibert made the motion to approve the minutes of June 20, 2018. Commissioner Hurst seconded the motion to approve the minutes. Motion passed.

F. AUDIENCE BUSINESS
None

G. ANNOUNCEMENTS

- Paths to Mesa Verde Project will begin in Mancos.
- SAFEbuilt will be holding a workshop with the Board of Trustees on Thursday, July 26, 2018 to update them on the land use code project.
- Mancos Days is next weekend. Queen Quilt tickets are on sale
- The Town has hired a new Deputy Marshal, Ryan McCluney
- We are still waiting for the executed contract for the REDI grant.

H. ACTION ITEMS
None

I. DISCUSSION ITEMS

1. Mancos Conservation District Re-Plat

The Mancos Conservation District is considering splitting their existing lot into two parcels. The north lot would be developed with a duplex. They are requesting direction from the Planning Commission on several items. A possible solution is to bring the north lot immediately into compliance by removing the existing shed, applying for a special exception for the main building on the south lot and offering temporary approval for the

existing shed on the south lot until 60 days after the school construction project is complete. This shed is currently being used for storage for the School To Farm items while the School Garden is unavailable. Staff will work with the Mancos Conservation District on this item.

2. Planning Commission Protocols

The protocols were presented to the Planning Commission for review and discussion. There were no questions from the Commission.

3. Comprehensive Plan Review Sections 1 & 2

The Planning Commission reviewed the first two sections of the comp plan. Staff will research the public input process from 2011 when the comp plan was originally drafted and bring this information to a future meeting. The following items were discussed:

- 1.2 Authority – typo in the second paragraph “statue” will be corrected to “statute”
- 1.3 Plan Development – research into public input will be conducted and new public input will be discussed
- 1.5 Implementing the Plan – the first sentence will be changed to read “The Comprehensive Plan is a document that should be...”
- 1.6 Amending the Plan – this section will be amended to state the plan will be reviewed every three (3) years
- 1.7 Goals and Objectives – the table will be updated as the process continues
- Section 2 – the date in this entire section will be reviewed and updated by staff
- Section 2.2 How We Live – clarification needed to define “total housing units” to include apartments, ADUs, vacant lots, etc.
- Mancos Employment Percentages By Industry – can we separate commuters vs non-commuters by industry to outline how many people are living and working in Mancos? Track down the report to the Mancos Chamber by Joe Keck

J. ITEMS FOR August 15, 2018 Agenda

- *Comprehensive Plan Chapters 3 and 4*
- *Comprehensive Plan Public Input Process*

N. ADJOURNMENT

Meeting adjourned at 7:56 p.m.

Vice Chairman Peter Brind'Amour



Town Administrator/Clerk/Treasurer Heather Alvarez

*approved
8/15/18*