

GUNNISON COUNTY PLANNING COMMISSION

AGENDA: Thursday February 15, 2024

221 N. Wisconsin, Suite D

In person or on Zoom

8:45 a.m.

- Call to order; determine quorum
- Approval of Minutes from the January 18, 2024 Planning Commission meeting
- Election of Officers
- Unscheduled Citizens; A brief period in which the public is invited to make general comments or as questions of the Commission or Staff about items which are not scheduled on the day's agenda.

9:00 a.m.

**Planning Commission and Board of County Commissioners Joint Work Session:
Greater Gunnison Community Plan Draft Review**

Review of the draft Greater Gunnison Community Plan, a detailed plan for long-term future land use and potential development north and west of the City of Gunnison within unincorporated Gunnison County.

Work Session: LUC-22-00028 | Avalon Subdivision

The applicant proposes subdivision of a 96-acre parcel into 76 residential lots. Single-family homes and secondary residences are proposed to be allowed on each lot. A maximum size of 5,000 square feet is proposed and a minimum of 1,400 square feet for the single-family homes with a two-car garage required. The applicant proposes that 67% of the land will be open space and that there will be an internal trail system. The applicant is working with the Crested Butte South Metropolitan District for water service and wastewater treatment.

Adjourn

Please click the link below to join the webinar:

<https://us06web.zoom.us/j/86337231015>

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Dial (for higher quality, dial a number based on your current location):

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Webinar ID: 863 3723 1015

International numbers available: <https://us06web.zoom.us/j/86337231015>

NOTE: Unless otherwise noted, all meetings are conducted in the Blackstock Government Center Meeting Room 221 N. Wisconsin St. in Gunnison, across the street from the Post Office. This is a preliminary agenda; agenda times may be changed up to 24 hours before the meeting date. If you are interested in a specific agenda item, you may want to call the Planning Department (641-0360) ahead of time to confirm its scheduled time. Anyone needing special accommodations may contact the Planning Department before the meeting.