

GUNNISON COUNTY PLANNING COMMISSION

AGENDA: Thursday June 20, 2024

221 N. Wisconsin, Suite D Gunnison CO, 81230

In person or on Zoom

***Disclaimer:** agenda discussion item times are approximate. Public hearings may start on or after the posted notice time. Work sessions may start earlier or later than the posted time.*

8:45 a.m.

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

9:00 a.m.

Work Session: LUC-24-00004 | Minor Impact | McClure Wireless Tower and Utility Corridor

Aero Marketing and Logistics is accepting the USFS Authorization (ID #PAO0045) from Gunnison County in order to remove and replace the existing 70' guyed tower with a new 195' Multi-User Self Support/Lattice tower. The proposed facility will consist of the tower structure, either, one (1) 12' x 40' build in place shelter or two (2) 12' x 28' (approximate dimensions) shelters along with two (2) generators and up to four (4) 500'gallon propane tanks. The facility will accommodate both Emergency Responders equipment as well as interested commercial wireless providers. This site will enhance coverage to the residents and visitors of Pitkin, Gunnison, Garfield, and Delta Counties.

A 50kv transmission line is to be extended a total of approximately 5 miles. Beginning near mile marker 48 along State Highway 133 (CO-133) in Pitkin County, horizontally bored and trenched along old Highway 133 up to near mile marker 43 on CO-133, then trenched along CO-133 Right-Of-Way (ROW) for approximately 0.6 miles, and finally trenched to the project location approximately 3.7 miles up FS Road 898. The transmission line will be located underground throughout the entirety of the project. Pursuant to LUR Section 6-102:O TRANSMISSION LINES and 6-102:V. FREESTANDING WIRELESS COMMUNICATION STRUCTURE, Projects Classified as Minor Impacts.

9:30 a.m.

Work Session: LUC-23-00021 | Minor Impact | Crested Butte South Block 6 Subdivision

The applicant, Adagio Properties LLC, proposes a subdivision of Crested Butte South Block 6 into nine commercial lots located in the "Commercial Building Zone" and the "Active Ground Floor Use Zone", and six townhome lots located in the "Village Core Residential Zone". The project is located in Filing 2 of Crested Butte South.

10:00 a.m.

Work Session: LUC-24-00022 | Minor Impact | Lalani

The Applicant proposes to build a 4,000 sq. ft. single-family residence with a 1,924 sq. ft. attached garage and 280 sq. ft. screened porch, totaling 6,204 sq. ft., on lots 6 & 7, Block 1, of the Homestead Subdivision, at 365 Rainbow Lane Almont, CO. Pursuant to LUR Section 6-102:B. MAXIMUM BUILDING SIZE LARGER THAN 5,000 SQ. FT. AND AGGREGATE SQUARE FOOTAGE LARGER THAN 7,000 SQ. FT., Projects Classified as Minor Impacts

11:30 a.m.

Adjourn

Please click the link below to join the webinar:

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

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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.