



STEAMBOAT SPRINGS PLANNING COMMISSION
"REVISED" MEETING AGENDA
CITIZENS' MEETING ROOM, CENTENNIAL HALL, 124 10TH STREET
THURSDAY, SEPTEMBER 9, 2010, 5:00 P.M.

MEETING PROCEDURE: Comments from the Public are welcome at two different times during the course of the meeting: 1) Comments no longer than three (3) minutes on items not scheduled on the agenda will be heard under Public Comments; and 2) Comments no longer than three (3) minutes on all scheduled agenda items will be heard as part of the Public Hearing for that agenda item. All members of the public wishing to make comments must wait to be recognized by the Planning Commission Chairperson. Please keep comments as brief as possible. The Commission will act on an agenda item after comments from the staff, the applicant, and the public have been heard. It is the intention of the Planning Commission that no new agenda item will be considered after 10:00 p.m.

PUBLIC HEARING FORMAT:

- 1) Presentation by staff.
- 2) Opening of Public Hearing by Planning Commission Chairperson
 - a) Presentation by applicant, not to exceed 15 minutes
 - b) Questions by Planning Commission of staff or applicant (generally 20 minutes or less)
 - c) Comments by members of the public (not to exceed 3 minutes). Members of the public will be called to the podium by the Planning Commission Chairperson. Members of the public to state name.
 - d) Additional questions by Planning Commission of staff or applicant.
 - e) Response by the applicant.
 - f) Response by staff.
 - g) Close of Public Hearing by Planning Commission Chairperson.
- 3) Deliberation, motion, and action by Planning Commission.

Those matters coming before the Steamboat Springs Planning Commission to be discussed at 5:00 P.M. on September 9, 2010, Citizens' Meeting Room, Centennial Hall, 124 10th Street, Steamboat Springs, Colorado are as follows:

AGENDA ITEM #1

Public Comments:

The public may speak to Planning Commission on any subject not scheduled for discussion elsewhere on the agenda.

AGENDA ITEM #1A

Project: Resolution for Denial _Bear Claw II (Duplexes) #DPF-10-02 Res.#2010-03
Project Planner: Seth Lorson, City Planner (970) 871-8280 or
email: slorson@steamboatsprings.net

AGENDA ITEM #2

Project: Appeal Administrative Denial – 1st Addition to Steamboat Springs, Block 10, Lots 17 & 18 #MA-10-02
Applicant: Ellen Miller-Miller c/o Steve Ivancie, Jake's Drafting Service's Inc., P.O. Box 774212, Steamboat Springs, CO 80477 (970) 879-7929
Location: 361 Sky Lane

Type of Application: Appeal
General Description: Appeal of a denial of a Minor Adjustment to reduce the required ten (10) foot to eight (8) feet (20%) for a proposed building addition to the existing single family residence.
Project Planner: Jason K. Peasley, AICP, City Planner (970) 879-8229 or email: jpeasley@steamboatsprings.net

AGENDA ITEM #3

Project: Text Amendment to CDC (RN-4) #TXT-10-01
Applicant: City of Steamboat Springs Department of Planning & Community Development, 124 10th Street, P.O. Box 775088, Steamboat Springs, CO 80477 (970) 871-8258
Type of Application: Text Amendment to the Community Development Code
General Description: Text Amendment to the CDC to create a new zone district, Residential Neighborhood Four, High Density-Small Lot, to allow for the subdivision of land into single-family and duplex lots with a minimum lot size of 2,500 square feet.
Project Planner: Jason K. Peasley, AICP, City Planner (970) 879-8229 or email: jpeasley@steamboatsprings.net

AGENDA ITEM #4

Project: Text Amendment to CDC (VHR) #TXT-10-03
Applicant: City of Steamboat Springs Department of Planning & Community Development, 124 10th Street, P.O. Box 775088, Steamboat Springs, CO 80477 (970) 871-8258
Type of Application: Text Amendment to the Community Development Code
General Description: Text Amendment to the CDC to amend Section 26-88 to include criteria for the review and approval of additional on-site parking for Vacation Home Rentals, change the application renewal fee and amend the criteria regarding violations for current and future guests.
Project Planner: Jason K. Peasley, AICP, City Planner (970) 879-8229 or email: jpeasley@steamboatsprings.net

AGENDA ITEM #5

Project: Text Amendment to CDC (General Code Changes) #TXT-10-07
Applicant: City of Steamboat Springs Department of Planning & Community Development, 124 10th Street, P.O. Box 775088, Steamboat Springs, CO 80477 (970) 871-8258
Type of Application: Text Amendment to the Community Development Code
General Description: Text Amendment to the CDC to clean up mistakes and make necessary non-substantive changes.
Project Planner: Seth Lorson, City Planner (970) 871-8280 or email: slorson@steamboatsprings.net

AGENDA ITEM #6

Approval of Minutes:
Minutes from the August 26, 2010, Public Hearing will be reviewed for approval.

AGENDA ITEM #7

Director's Report
The above applications are available for review and inspection during regular business hours at the Department of Planning & Community Development, 124 10th Street, Steamboat Springs, CO

POST: 9/03/10