



City of
Evans, Colorado

MINUTES
EVANS PLANNING COMMISSION
Regular Meeting
September 25, 2012 – 7:00 p.m.

CALL TO ORDER

Chairperson Bisel called the meeting to order at 7:06 p.m.

ROLL CALL:

Present: Chairperson Bisel, Vice Chairperson Brothe, Commissioner Phillips

Absent: Commissioner Numoto

APPROVAL OF MINUTES

Commissioner Brothe moved, seconded by Commissioner Phillips, to approve the June 26, 2012 Minutes as presented. Motion passed with all voting in favor thereof.

Commissioner Phillips moved, seconded by Commissioner Brothe, to approved the June 27, 2012 Minutes as presented. Motion passed with all voting in favor thereof.

APPROVAL OF AGENDA

There was no Agenda for this meeting.

AUDIENCE PARTICIPATION:

There were no comments from the audience.

GENERAL DISCUSSION:

Ms. Trent discussed revoking USR's.

Next, the Board talked about the Highway 85 Corridor Study. At the beginning of 2013 there will be development plans. The Planning Commission will be part of this process.

Chairperson Bisel asked about possible new trails being made in Evans. The Board suggested different areas they thought would benefit from such trails. Zach Ratkai, Building and Development Manager, attends those meetings and will have an update for them.

There was an update on the library project at 3700 Golden. The Jack Meekens building is too pricey to remodel, so there will be a demolition. The new building will include some of the materials from the old one. Land & Site prep will begin late spring/early summer. The opening is expected to happen March of 2014.

Ms. Trent informed the Board that development is picking up. There will be a new building for Family Dollar, this will be a second store in Evans. Ashcroft apartments will be submitting their plan for building at 34th St & 35th Ave. There will be 170 units.

Building Permits for new single family dwellings are up in Tuscany and Neville's Crossing. There has been discussions with Cave Creek regarding getting their landscape up to code before older housing will be allowed move in. Ms. Trent has been working with Cave Creek to help them with xeriscaping ideas.

Ms. Trent then discussed the Park-N-Ride at 42nd St & the eastside of Hwy 85. The City is working with CDOT to have them follow our codes.

Neighborhood Services is starting to focus more on Zoning code enforcement now that weed season is coming to an end. They will be focusing on signs, landscaping, and parking to name a few.

Ms. Trent then discussed the way finding signage on Hwy 85. It is too small at this point, but they will continue working on refining it.

Also talked about the Business to Business Conference coming up. This conference will have various vendors that will discuss their services. This is not a fundraising event and the community is welcome to attend.

Mr. Zach Ratkai will be at the next Planning Commission meeting to update on Building Permits and Building Code.

There was also conversation about a pedestrian bridge going over Highway 85 sometime in the future.

Commissioner Brothe asked about the Evans Museum and if it was going to stay. Ms. Trent explained it will stay, but will be moved to a different location. Right now it does not meet current ADA standards.

ADJOURNMENT:

Chairperson Bisel adjourned the meeting at 7:36 p.m.