



**TOWN PLANNING COMMISSION
BOARD MEETING
224 First Street, Eaton, CO
Thursday, July 7, 2022, 7:00 P.M.**

MINUTES

CALL TO ORDER

Chairperson Winter called the meeting to order at 7:00 p.m.

ROLL CALL

PRESENT

Chairperson Karla Winter Commissioner Glenn Babcock Commissioner Kevin Ross

Staff present: Assistant Administrator Greg Brinck, Baseline Planners Vince Harris, and Lauren Richardson

AGENDA APPROVAL

Commissioner Ross moved to approve the agenda as is, motion carried 3-0.

CONSENT AGENDA

Commissioner Ross moved to approve the Consent Agenda, with one listed item, motion carried 3-0.

1. Minutes – March 3, 2022, Regular Board Meeting

PUBLIC COMMENT – None

STUDY SESSION

Eaton Zoning & Subdivision Code – Vince Harris, AICP with Baseline Corporation, reminded the board that when all the updating of the code has met the board's expectation, there will need to be a repeal of the entire active code and re-enactment of the new updated code. The board then focused on the first sixty-nine (69) pages of the clean version document.

- Pages 21 & 22 – Two new Zone Districts, R-EH Single-Family Estate-Half Acre Residential District and R-2S Small Lot Single-Family Residential District which is still under discussion
- Pages 27 thru 32 – USE changes made to the complete Land Use Charts
- Pages 36, 40 & 41 – Accessory Dwelling Unit & Short-Term Rental Accommodations
- Page 63 – Special Use Permit and Neighborhood Meetings
- Oil & Gas regulations extracted and will mirror the Weld County O&G regulations

August 4th Study Session will continue reviewing the Eaton Zoning & Subdivision Code update.

ADJOURN

Chairperson Winter moved to adjourn at 8:22 p.m.

Margaret Jane Winter, Town Clerk