

**MINUTES
TOWN OF HUDSON – PLANNING COMMISSION
REGULAR MEETING – May 13, 2020**

THIS MEETING WAS CONDUCTED VIRTUALLY THROUGH ZOOM

CALL TO ORDER

The meeting was called to order by Planning Commissioner Chairperson, Matt Cole at 6:03 p.m.

2. ROLL CALL

Present Commissioners -	Zachary Reyes Aspen Gurley Brandi Bond Matt Cole Robert Hollister – Joined meeting at 6:09 pm
Ex-Officio Members -	Sarah Stadler Daniel Warren
Staff -	Jennifer Woods, Town Planner Heather Meierkort, Deputy Town Clerk

3. APPROVAL OF MINUTES

- a. Planning Commission Regular Meeting Minutes – February 12, 2020

Motion was made by Commissioner Bond and seconded by Ex-Officio Stadler “To approve the minutes from the February 12, 2020 meeting as submitted.” Motion was carried unanimously.

4. ADDITIONS TO AGENDA

None

5. CITIZEN’S COMMENTS

None

6. PLANNING COMMISSION TRAINING

Corey Hoffman, Town Attorney, gave a presentation providing general guidance from a risk assessment perspective regarding the role of a Planning Commissioner.

7. GENERAL BUSINESS

a. Public Meeting Items:

i) **Case 20-01 and 20-02: Hudson Library Site Plan and Replat**

Jennifer Woods reported that the Hudson Library Site Plan was approved by the Town Council, but they are proposing to add additional parking in front of the building. This addition requires modifications to the drainage easement, so they are resubmitting the replat. The Library would also like to add a mobile library bus garage and more parking behind the existing building.

Ex-Officio Warren made a motion seconded by Ex-Officio Stadler to approve Case 20-01: Hudson Library Site Plan.

The vote was as follows:

Aye – Commissioner Cole, Commissioner Gurley,
Commissioner Bond, Commissioner Hollister, Commissioner
Reyes, Ex-Officio members Stadler and Warren

Nay - None

Commissioner Cole declared the motion passed.

Commissioner Reyes made a motion seconded by Commissioner
Gurley to approve Case 20-02: Hudson Library Replat.

The vote was as follows:

Aye – Commissioner Cole, Commissioner Gurley,
Commissioner Bond, Commissioner Hollister, Commissioner
Reyes, Ex-Officio members Stadler and Warren

Nay - None

Commissioner Cole declared the motion passed.

b. Public Hearing Items:

i) **Case 20-03: Code Amendments Clarifying Residential Accessory
Structure Setbacks**

Commissioner Cole opened the Public Hearing at 6:35 pm.

Jennifer Woods stated this is not a change to the Code, but an amendment to clarify the standards and setbacks for accessory structures. There are different setbacks for corner lots and interior lots. How the code is interpreted now makes for less yard space available to place accessory structures, so this amendment is just to clarify for future use.

Commissioner Cole closed the Public Hearing at 6:44 pm.

c. Referrals:

- i) **Weld County Referral 1AMRECX20-0015:** Lot Line Adjustment to a Recorded Exemption Application by Mark Millard and High Country Lamb LLC

Jennifer Woods reported this property has already been split into two lots. This referral is to change the lots lines to change the shape of each lot, while keeping the size of each lot the same. There are no impacts to the Town.

Commissioner Reyes made a motion seconded by Commissioner Bond to vote no conflict for *Weld County Referral 1AMRECX20-0015: Lot Line Adjustment to a Recorded Exemption Application by Mark Millard and High Country Lamb LLC.*

The vote was as follows:

Aye – Commissioner Cole, Commissioner Gurley, Commissioner Bond, Commissioner Hollister, Commissioner Reyes, Ex-Officio Members Stadler and Warren

Nay - None

Commissioner Cole declared the motion passed.

8. STAFF COMMENTS

Jennifer Woods stated that the first Planning Commission meeting through Zoom went very well.

9. PLANNING COMMISSION COMMENTS

Commissioner Cole stated he would like more information on why setbacks are different for corner lots versus interior lots. Even if the Planning Commission does not end up changing this, it should at least be discussed so everybody is clear on why the rules are there.

Jennifer Woods stated that she could put this information together and bring it to the next Planning Commission meeting.

10. ADJOURNMENT

The meeting was adjourned at 6:52 pm.

HUDSON PLANNING COMMISSION

ATTEST:

Heather McCreary
Deputy Town Clerk

Matthew P. Cook
Chairman