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**TOWN OF WIGGINS
PLANNING & ZONING COMMISSION MEETING
AGENDA**

January 09, 2024 AT 7:00 P.M.

**304 CENTRAL AVENUE
WIGGINS, CO 80654**

***NOTE: DUE TO THE LIMITED SEATING CAPACITY, THE PUBLIC IS HIGHLY
ENCOURAGED TO ATTEND THE MEETING VIA ZOOM***

GO TO <https://us06web.zoom.us/j/89282044351> FOR THE MEETING LINK

MEETING AGENDA

I. INTRODUCTIONS

1. Call the Meeting to Order
2. Pledge of Allegiance
3. Roll Call
4. Approval of the Agenda

II. Approval of Minutes

1. Approval of the Minutes from the meeting held on November 14, 2023

III. Final Plat Hearing

1. Northridge Minor Subdivision
 - a. Request for Hearing Continuation to February 13, 2024

IV. ADJOURNMENT:

1. Closing Remarks by Vice Chairman and/or Commissioners, and Meeting Adjournment.



MINUTES OF MEETING

TOWN OF WIGGINS PLANNING AND ZONING COMMISSION

November 14, 2023 at 7:00 p.m.

CALL TO ORDER & ROLL CALL:

A meeting of the Planning and Zoning Commission for the Town of Wiggins, Colorado was held on Tuesday, November 14, 2023 in person. The meeting was called to order at 7:03 p.m. by Chairperson Pro Tem Stan Baumgartner. The following Commissioners answered roll call: Commissioner: Jim Musgrave Jerry Avey. Absent: Chairman Jeff Palmer Commissioner Dan Ronning. Staff present was Planning and Zoning Administrator, Hope Becker.

APPROVAL OF AGENDA:

Motion was made by Member Musgrave to approve the agenda as written. Second was made by Member Avey. Roll Call: Unanimously approved.

APPROVAL OF MINUTES:

Motion was made by Member Avey to approve the minutes from March 14, 2023. Second was made by Member Musgrave. Roll Call: Unanimously approved.

1. SKETCH PLAN REVIEW - CONSIDERATION OF A SKETCH PLAN REVIEW FOR THE NORTHRIDGE MINOR SUBDIVISION

Planning and Zoning Administrator, Hope Becker, reviewed with Planning and Zoning Commission the procedures and guidelines stated in the Land Development Code for a sketch plan review. She reminded the board that this was a review and not a public hearing.

Planning and Zoning Administrator, Hope Becker, provided the staff report and information regarding the history of Northridge Minor Subdivision. The Subdivision was originally approved in 1979. One of the drives was vacated in 2006. All of the lots, except two, have remained vacant since the annexation approvals. The site plan and documents included in the board packet is a layout and concept for the Planning and Zoning Commission to consider. The plans exhibit a plan for six – 4 plexes that will become new rentals.

The applicant was invited to present to the Planning and Zoning Commission. Daniel Harrison of Harrison Homes and Mark Foster presented additional information to the Planning and Zoning Commission and answered questions that the board members presented.

The Planning and Zoning Commission discussed and reviewed the information the applicant and staff provided. Hope reminded the Planning and Zoning Commission that the sketch plan was not the end of the planning process. The applicants will still be required to submit pertinent information and documents before they apply for a final plat to be review by the Planning and Zoning Commission and the Board of the Trustees.

The Planning and Zoning Commission had no further comments or questions.

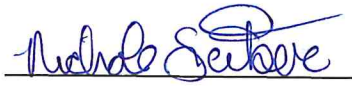
CONSIDERATION OF PLANNING AND ZONING RESOLUTION 04-2023: A resolution approving a sketch plan for the Northridge Minor Subdivision.

Motion was made by Member Avey to approve PZ Resolution 04-2023 – A resolution approving a sketch plan for the Northridge Minor Subdivision. Second was made by Member Musgrave.
Roll Call: Unanimously approved.

ADJOURNMENT:

Chairman Pro Tem Baumgartner, upon receiving no further comments or concerns from the Commissioners, adjourned the meeting at 7:56 pm.

Respectfully submitted:


Nichole Sieber, Town Clerk

