

APPROVED MINUTES FEBRUARY 28, 2007
CITY OF GUNNISON
PLANNING & ZONING COMMISSION
REGULAR MEETING
Rev 3/22/07

MEMBERS	PRESENT	ABSENT	EXCUSED
DIANE LOTHAMER, CHAIR	X		
HARVEY HARRIMAN – VICE CHAIR	X		
JIM SEITZ	X		
BOB BEDA	X		
JOHN TALIAFERRO	X		
DELANEY KEATING	X		
COUNCILMEMBER ELLEN HARRIMAN	X		

OTHERS PRESENT: DIRECTOR STEVE WESTBAY, PLANNER KIM ANTONUCCI, PLANNING TECHNICIAN ANDIE RUGGERA, CITY MANAGER KEN COLEMAN, RICHARD KARAS, DOUG DURYEA, MARYO EWELL, AND DICK BRATTON.

CALL TO ORDER AT 7:04PM BY CHAIR DIANE LOTHAMER

PLEDGE OF ALLEGIANCE TO THE FLAG

PUBLIC HEARING – DRAFT MASTER PLAN

Chair Diane Lothamer opened the public hearing at approximately 7:05 p.m.

Proof of publication was shown for the record.

Planner Kim Antonucci entered the following into the record:

- Memo from Planner Kim Antonucci, dated February 28, 2007;
- Memo from Maryo Ewell, dated February 28, 2007;
- Memo from George Sibley, dated February 15, 2007; and
- Memo from George Sibley, dated February 28, 2007.

The following public comment was received:

Maryo Ewell – 315 W. Ohio Avenue

Ms. Ewell discussed the community character section of the draft Master Plan. She felt that the chapter only talked of events and “generic” ideas about our community. Ms. Ewell asked that the Commission capture what it is that makes Gunnison special by adding things our community value and/or appreciate. She asked: “What makes us love Gunnison?”

Dick Bratton – County Resident

Mr. Bratton asked for clarification on the Executive Summary section. Mr. Bratton made comments on the use of the words preserving and enhancing in the introduction, quality of life and the west entrance language in Community Character, policy statements in Land Use, and local issues in the Housing chapter. He also stated there was a need for light industrial use within the city.

Richard Karas – County Resident

Mr. Karas discussed the Housing chapter and recommended more language for affordable housing. He suggested the City look into a funding mechanism to assist individuals to qualify for mortgages. Mr. Karas stated the Housing Authority has a credit counselor that helps people manage their credit to help them purchase a home.

Ken Coleman – City Manager

Mr. Coleman stated that Gunnison County Electric Association has a credit program to help their employees purchase a home. He suggested taking a look at their program for wording in the housing chapter. Mr. Coleman thanked the Commission and Staff for their hard work and told them good work.

The Commission held a lengthy discussion on community character and stated how difficult it is to define our community. There was also discussion on the implementation chapter and reviewing the plan on an annual basis.

ADJOURNED

Chair Diane Lothamer closed the meeting at approximately 9:00 p.m.

Diane Lothamer, Chair

Attest:

Andie Ruggera, Secretary