



Planning Commission Meeting Minutes

Chair Charles Fletcher
Vice Chair Laurie Van Court
Dan Ahrens
Chris Cote
Chris Teem
Sarah Humbargar
Jeremy Begley

Thursday, April 14, 2022

6:00 PM

Hybrid Commission Meeting
Town Hall Council Chambers
100 N. Wilcox Street
Castle Rock, CO 80104
Online: <https://crgov.webex.com/crgov>
Phone-in: 720-650-7664
Meeting Number: 2492 699 0899
Meeting Password: 2022PCMeeting

This hybrid meeting is open to the public and will be held in a virtual format in accordance with the Board and Commission Electronic Participation, Connected and Hybrid Meeting Policy. Public may choose to attend in person at Town Hall or electronically or by phone if preferred. This meeting will be hosted online and can be accessed using link and meeting information above.

This meeting is open to the public.

**** ALL TIMES ARE APPROXIMATE ****

Remote participants please sign up to speak by sending an email to the Development Services Planning Manager, Kevin Wrede (kwrede@crgov.com) no later than 1 pm on the day of the hearing, to be added to the list of speakers. Public comments may also be given in person or submitted in writing via email, to be included in the public record.

DINNER FOR BOARD MEMBERS

CALL TO ORDER / ROLL CALL

The meeting was called to order at 6:00 p.m. by Chair Fletcher.

- Present** 5 - Chair Charles Fletcher, Vice Chair Laurie Van Court, Dan Ahrens, Chris Teem, and Jeremy Begley
- Not Present** 2 - Chris Cote, and Sarah Humbargar
- Attendance** 5 - Caryn Johnson, Kevin Wrede, Donna Ferguson, Julie Parker, and Sandra Aguilar

CERTIFICATION OF MEETING

Mr. Wrede confirmed that the meeting and the agenda had been noticed in accordance with the Open Meetings Law.

APPROVAL OF MINUTES

[PC 2022-005](#) Minutes: February 24, 2022 Planning Commission Meeting Minutes

Attachments: [PC02.24.2022Minutes-DRAFT](#)

Moved by Vice Chair Van Court, seconded by Ahrens, that Planning Commission meeting minutes of Feb. 24, 2022 be approved as presented. The motion passed by the following vote: 5 to 0

Yes: 5 - Chair Fletcher, Vice Chair Van Court, Ahrens, Teem, and Begley

Not Present: 2 - Cote, and Humbargar

PUBLIC HEARING ITEMS

[PC 2022-007](#) Bella Mesa Pond Relocation

Attachments: [Staff Memorandum](#)

[Attachment A: Site Development Plan](#)

[Public Record: Staff Presentation Bella Mesa Pond Relocation](#)

[Public Record: Applicant Presentation Bella Mesa Pond Relocation](#)

Ms. Ferguson introduced PC 2022-007 Bella Mesa Pond Relocation Site Development Plan. This is undeveloped property with a pond that is in need of being brought to conformance with zoning and improved to current standards. Staff recommends approval as it meets all criteria.

Applicant: Mike Pietschmann, Redland, presented and was available for additional questions from the Commission.

Public Comment: none

Moved by Vice Chair Van Court, seconded by Teem, that Planning Commission PC 2022-007 Bella Mesa Pond Relocation be approved for recommendation to Town Council as presented. The motion passed by the following vote: 5 to 0

Yes: 5 - Chair Fletcher, Vice Chair Van Court, Ahrens, Teem, and Begley

Not Present: 2 - Cote, and Humbargar

TOWN COUNCIL LIAISON UPDATE

Town Councilmember Johnson reported there were two proclamations, one for Arbor Day and the other for Water Conservation Month. David Miles, a property owner and resident has been appointed to the DDA Board. Council approved an equipment acquisition agreement for the golf course, turf replacement at Gemstone Park and \$5 million of ARPA funds will go toward transportation capital projects. The CIP contracts for the widening of Ridge Road and Plum Creek Parkway were approved. An IGA with the Douglas County Commission regarding the four corners intersection of Ridge Rd./Fifth St./Founders/Hwy. 86 has been approved and construction will be begin Fall 2022. Castle Rock Fire Dept. reviewed their community assessment and strategic plan. Council also approved the consultants design contract for a pipeline from Rueter-Hess Reservoir to Plum Creek.

DESIGN REVIEW BOARD UPDATE

Design Review Board representative Fletcher reported that the Board approved a cosmetic update to The Victorian commercial facility.

COMMISSION ITEMS

Check for quorum for upcoming meetings

April 26 - No conflicts.

May 12 - Commission member Ahrens is unavailable.

STAFF UPDATE/PLANNING COMMISSION DISCUSSION ITEMS

Mr. Wrede reported there have been no land use items to update. Planning Commission interviews will be held on May 10. Both the In and Out and Shake Shack are open. Donna Ferguson is leaving the Town of Castle Rock and she will be missed.

ADJOURN

Moved by Chair Fletcher, seconded by Vice Chair Van Court, that the Planning Commission be adjourned at 6:35 p.m. The motion passed by the following vote: 5 to 0

Yes: 5 - Chair Fletcher, Vice Chair Van Court, Ahrens, Teem, and Begley

Not Present: 2 - Cote, and Humbargar