



Planning Commission Meeting Minutes - Final

Max Brooks - Chair
David Kay - Vice Chair
Dan Ahrens
Chris Cote
Charles Fletcher
Richelle McKim
Laurie Van Court

Thursday, December 13, 2018

6:00 PM

Town Hall
100 N. Wilcox Street
Castle Rock, CO 80104

This meeting is open to the public. Three or more Council members may also attend this meeting, during which the items listed herein will be discussed.

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

DINNER FOR BOARD MEMBERS

CALL TO ORDER/ROLL CALL

Present 7 - Max Brooks, Laurie Van Court, David Kay, Charles Fletcher, Dan Ahrens, Richelle McKim, and Chris Cote

Attendance 5 - Elizabeth Allen, Tara Vargish, Kevin Wrede, Sandy Vossler, and Sharon Chavez

CERTIFICATION OF MEETING

Ms. Chavez confirmed that notice of this meeting and the agenda had been posted and witnessed in accordance with the requirements of the Open Meetings Law.

APPROVAL OF MINUTES

[PC 2018-040](#) September 27, 2018 Planning Commission Meeting Minutes

Attachments: [PC 09-27-2018 Minutes](#)

Motion: (6:05 p.m.) Commissioner Kay moved to approve the September 27, 2018 Planning Commission Meeting Minutes. Commissioner Van Court seconded the motion.

Passed: (6:05 p.m.) 7-0-0

Yes: 7 - Brooks, Van Court, Kay, Fletcher, Ahrens, McKim, and Cote

PUBLIC HEARING ITEMS

[PC 2018-041](#) Site Development Plan, Amendment No. 9, The Meadows Filing 16, Parcel 8 [Single Family Paired Homes; Southwest of Wolfensberger Road and Coachline Road/Plum Creek Parkway] (Town of Castle Rock Project SDP18-0028)

Attachments: [Staff Memorandum](#)

[Attachment A: Vicinity Map](#)

[Attachment B: Site Development Plan](#)

[Public Record Documents](#)

Staff Presentation: (6:06 p.m.) Sandy Vossler, Senior Planner, presented and answered questions.

Applicant: (6:21 p.m.) Malcom Maroney and RC Hanish, Castle Rock Development Company, presented and answered questions.

Public Comment: (6:30 p.m.) Concerns from the public for Site Development Plan, Amendment No. 9, The Meadows Filing 16, Parcel 8 included:

- Home values
- Price point of homes being built
- Swell

Motion: (7:18 p.m.) Chair Brooks moved to recommend to Town Council approval of the Site Development Plan, Amendment No. 9, The Meadows Filing 16, Parcel 8 as proposed. Commissioner Ahrens seconded the motion.

Failed: (7:19 p.m.) 3-4-0

Yes: 3 - Brooks, Ahrens, and McKim

No: 4 - Van Court, Kay, Fletcher, and Cote

Second Motion: (7:19 p.m.) Vice Chair Kay moved to recommend to Town Council denial of the Site Development Plan, Amendment No. 9, The Meadows Filing 16, Parcel 8. Commissioner Van Court seconded the motion.

Failed: (7:31 p.m.) 2-5-0

Yes: 2 - Kay, and Fletcher

No: 5 - Brooks, Van Court, Ahrens, McKim, and Cote

Third Motion: (7:48 p.m.) Chair Brooks moved to recommend to Town Council denial of the Site Development Plan, amendment No. 9, The Meadows Filing 16, Parcel 8.

Vice Chair Kay seconded the motion.

Passed: (7:48 p.m.) 4-3-0

Yes: 4 - Van Court, Kay, Fletcher, and Cote

No: 3 - Brooks, Ahrens, and McKim

COMMISSION ITEMS

A. Quorum: Regular Meeting scheduled for Dec. 27, 2019 - Commissioners cancelled.

B. Quorum: Regular Meeting scheduled for Jan.10, 2019 - Commissioners present will be in attendance.

C. Quorum: Regular Meeting scheduled for Jan. 24, 2019 - Commissioners present will be in attendance.

ITEMS FROM STAFF: (7:53 p.m.) None.

TOWN COUNCIL UPDATE: (7:54 p.m.) None.

ADJOURN: (7:55 p.m.)

