



**PLANNING COMMISSION  
AGENDA  
January 23, 2020 – 6:00 P.M.**

Planning Commission Members

David Seymour \_\_\_\_\_  
Lana Kinsey \_\_\_\_\_  
David Frank \_\_\_\_\_  
Dennis Murphy \_\_\_\_\_  
Rob Smith \_\_\_\_\_

Staff

Steve White – Planning & Development Director \_\_\_\_\_  
Asst. County Attorney \_\_\_\_\_  
Kim Ficco – Planning Tech I \_\_\_\_\_

Alternate Member

Philip Lee \_\_\_\_\_  
Jim Haugsness \_\_\_\_\_

**The 11 o'clock rule will be enforced.** No new agenda item will be heard after 11:00 p.m. If the Planning Commission is discussing an agenda item, but has not voted on the item before 11:00 p.m., the Planning Commission shall take a vote to decide whether to vote on the agenda item or to continue the item to the next meeting. The Planning Commission may also vote to consider discussion and action on additional agenda items that require action in a specified time period due to legal requirements. All remaining agenda items will be placed first on the next Planning Commission Agenda.

**DETERMINATION OF QUORUM**

**PRESENTATION OF MINUTES** – November 21, 2019 & December 19, 2019

**CALL TO THE PUBLIC** – Non-agenda items ONLY.

The “Call to the Public” is a time when the citizens may bring forth items of interest or concern that are not on the agenda. Please note that no formal action will be taken on these items during this time, due to the open meeting law provision. However, they may be scheduled on a future posted agenda if action is required.

**ELECTION OF OFFICERS FOR 2020**

**OLD BUSINESS -**

**PUBLIC HEARING –**

**1. River Ranch RV Park Special Use [SU-19-0051]**

Location: 60281 Jay Jay Road

Zoning: General Agricultural

Proposal: RV Park providing RV parking for long-term users of one month or more and by invitation only.

Owners: Michael and Irene Holden  
60281 Jay Jay Road  
Montrose, CO 81403

Applicant: Michael and Irene Holden  
60281 Jay Jay Road  
Montrose, CO 81403

**Motion By: \_\_\_\_\_ 2<sup>nd</sup> By: \_\_\_\_\_ Carried: \_\_\_\_\_ Continued To: \_\_\_\_\_  
Approved \_\_\_\_\_ Denied \_\_\_\_\_ Tabled \_\_\_\_\_ Taken Under Advisement \_\_\_\_\_**

**2. Herman Road RV Park Special Use [SU-19-0055]**

Location: 60340, 60314, 60230 Herman Road

Zoning: General Agricultural

Proposal: To develop an RV Park off of Herman Road

Owners: Craig & Jennifer Ochs  
749 6075 Rd  
Olathe, CO 81425

Applicant: Craig & Jennifer Ochs  
749 6075 Rd  
Olathe, CO 81425

**Motion By: \_\_\_\_\_ 2<sup>nd</sup> By: \_\_\_\_\_ Carried: \_\_\_\_\_ Continued To: \_\_\_\_\_  
Approved \_\_\_\_\_ Denied \_\_\_\_\_ Tabled \_\_\_\_\_ Taken Under Advisement \_\_\_\_\_**

**3. Blow Fly Shooting Group Special Use [SU-19-0065]**

Location: Parcel 3723-331-00-021

Zoning: General Agricultural

Proposal: To develop a shotgun shooting range

Owners: Leonard River Ranches, LLLP  
9474 S. River Rd  
Olathe, CO 81425

Applicant: James Plumoff & Devor Plumoff, Attorneys for owner  
PO Box 3310  
Montrose, CO 81402

**Motion By: \_\_\_\_\_ 2<sup>nd</sup> By: \_\_\_\_\_ Carried: \_\_\_\_\_ Continued To: \_\_\_\_\_  
Approved \_\_\_\_\_ Denied \_\_\_\_\_ Tabled \_\_\_\_\_ Taken Under Advisement \_\_\_\_\_**

**NEW BUSINESS**

**MINOR SUBDIVISIONS**

**4. G & T Minor Subdivision [MI-19-0074]**

Location: 5215 5700 Road  
Zoning: General Agricultural  
Proposal: To divide a 5.3 acre lot into 2 lots  
  
Owners: Gale & Theresa Longwell  
5215 5700 Road  
Olathe, CO 81425  
  
Applicant: Gale & Theresa Longwell  
5215 5700 Road  
Olathe, CO 81425

**Motion By: \_\_\_\_\_ 2<sup>nd</sup> By: \_\_\_\_\_ Carried: \_\_\_\_\_ Continued To: \_\_\_\_\_  
Approved \_\_\_\_\_ Denied \_\_\_\_\_ Tabled \_\_\_\_\_ Taken Under Advisement \_\_\_\_\_**

**5. Lovato Minor Subdivision [MI-19-0075]**

Location: 2632 6000 Road  
Zoning: General Agricultural  
Proposal: To divide a 5.3 acre lot into 2 lots  
  
Owners: Dominic & Clarita Lovato  
2632 6000 Road  
Olathe, CO 81425  
  
Applicant: Dominic & Clarita Lovato  
2632 6000 Road  
Olathe, CO 81425

**Motion By: \_\_\_\_\_ 2<sup>nd</sup> By: \_\_\_\_\_ Carried: \_\_\_\_\_ Continued To: \_\_\_\_\_  
Approved \_\_\_\_\_ Denied \_\_\_\_\_ Tabled \_\_\_\_\_ Taken Under Advisement \_\_\_\_\_**

**SKETCH PLANS – NONE**

**PRELIMINARY PLAN – NONE**

**OTHER NEW BUSINESS – NONE**

**COMMITTEE REPORTS – NONE**

**CORRESPONDENCE – NONE**

**OTHER ITEMS FOR DISCUSSION – NONE**

**ADJOURNMENT \_\_\_\_\_ P.M.**

*Those interested in commenting on an agenda item are invited to appear in person and/or:*

*Mail Comments to:*

*Planning Commission*

*c/o Montrose County Planning & Development Dept*

*63160 LaSalle Road*

*Montrose, CO 81401*

*E-mail Comments to:*

*swhite@montrosecounty.net*