



AGENDA
TOWN OF PARACHUTE
PLANNING COMMISSION REGULAR MEETING
TOWN HALL, 222 GRAND VALLEY WAY
NOVEMBER 12, 2020 6:30 PM

The Town of Parachute will make reasonable accommodations for access to Town services, programs, and activities and will make special communication arrangements for persons with disabilities. Please call (970) 285-7630, x-104 for assistance.

(A) ROLL CALL

(B) PLEDGE OF ALLEGIANCE

(C) APPROVAL OF AGENDA

(D) CONSIDERATION OF MINUTES OF REGULAR MEETING OF AUGUST 13, 2020

(E) PUBLIC COMMENTS ON ITEMS NOT ON THE AGENDA

The Planning Commission welcomes and thanks you for your time and concerns. If you wish to address the Planning Commission, this is the time set on the agenda for you to do so. When you are recognized, please step to the podium, state your name and address then address the Commission. Your comments will be limited to three (3) minutes. The Commission may not respond to your comments this evening, rather they may take your comments and suggestions under advisement and provide direction to the appropriate member of Town Staff for follow-up. Thank you.

PLEASE SILENCE ALL CELL PHONES, PAGERS, AND HANDHELD DEVICES. THANK YOU.

PLEASE NOTE THIS MEETING IS BEING AUDIO RECORDED

WIFI Password: Welcome1

(F) PUBLIC MEETING BEFORE THE PLANNING COMMISSION TO CONSIDER A LAND USE APPLICATION FROM LOVE'S TRAVEL STOP & COUNTRY STORES, INC FOR A SPECIAL USE PERMIT FOR A PROPOSED TRAVEL STOP FACILITY

APPLICANT/OWNER: Love's Travel Stops & Country Stores, Inc
Agent: Charlie Severs, PE, SCJ Alliance
10601 N Pennsylvania
Oklahoma City, OK 73120

PROJECT NAME: Parachute, CO Love's Travel Stop

PROJECT LOCATION: 101 Misty Way, Parachute, CO
Generally located north of and adjacent to N. Battlement Mesa Parkway & east of I-70

LEGAL DESCRIPTION(S): See attached maps for full description

COMMISSION CONSIDERATION OF RESOLUTION NO. 2020-08-PC

A RESOLUTION OF THE PLANNING COMMISSION OF THE TOWN OF PARACHUTE, COLORADO RECOMMENDING THE TOWN COUNCIL APPROVE WITH CONDITIONS A SPECIAL USE PERMIT AND SITE-SPECIFIC DEVELOPMENT PLAN FOR LOT 4 OF THE AMENDED PLAT OF LOTS 2 AND 3 OF THE T&T AND ASSOCIATES MINOR SUBDIVISION IN THE TOWN OF PARACHUTE FOR A TRUCK STOP.

STAFF: STUART McARTHUR, TOWN MANAGER
TJ DLUBAC, TOWN PLANNER

(G) PUBLIC MEETING BEFORE THE PLANNING COMMISSION TO CONSIDER A LAND USE

APPLICATION FROM HAYDEN RADER FOR A SPECIAL USE REVIEW AND VESTED RIGHTS TO DEVELOP AN RV PARK TO BE LOCATED IN THE TOWN OF PARACHUTE.

APPLICANT/OWNER: Hayden Rader
PO Box 686
Glenwood Springs, CO 81602

PROJECT NAME: Parachute Creek RV Park

PROJECT LOCATION: 400 & 415 Parachute Park Blvd
Generally located north of and adjacent to N. Battlement Mesa Parkway & east of I-70

LEGAL DESCRIPTION(S): East Lot 1, and West Lot 1, Rader annexation to the Town of Parachute, County of Garfield, State of Colorado. Reception Number 536657

COMMISSION CONSIDERATION OF RESOLUTION NO. 2020-09-PC

A RESOLUTION OF THE PLANNING COMMISSION OF THE TOWN OF PARACHUTE, COLORADO RECOMMENDING THE TOWN COUNCIL APPROVE WITH CONDITIONS A SPECIAL USE PERMIT AND SITE-SPECIFIC DEVELOPMENT PLAN FOR THE PARACHUTE CREEK RV PARK ON PROPERTY LOCATED AT 400 AND 415 PARACHUTE PARK BLVD

STAFF: STUART McARTHUR, TOWN MANAGER

(H) PUBLIC MEETING BEFORE THE PLANNING COMMISSION TO CONSIDER A LAND USE APPLICATION FROM IVO & BETTY LINDAUER FOR ZONING OF PROPOSED ANNEXATION PARCEL FROM GARFIELD COUNTY'S RESOURCE LANDS GENTLE SLOPES & LOWER VALLEY (RLGS) TO THE TOWN OF PARACHUTE'S LIMITED INDUSTRIAL (LI) ZONED DISTRICT.

APPLICANT/OWNER: Ivo & Betty Lindauer
269 Lodgepole Circle
Parachute, CO 81635

PROJECT NAME: Lindauer Annexation

PROJECT LOCATION: 929 County Rd 215

LEGAL DESCRIPTION(S): See attached maps for full description

STAFF: STUART McARTHUR, TOWN MANAGER
TJ DLUBAC, TOWN PLANNER

(I) ADJOURN

Hi there,

You are invited to a Zoom webinar.

When: **Nov 12, 2020 06:30 PM** Mountain Time (US and Canada)

Every month on the Second Thu, until Apr 8, 2021, 6 occurrence(s)

Nov 12, 2020 06:30 PM

Please download and import the following iCalendar (.ics) files to your calendar system.

Monthly:

[https://us02web.zoom.us/webinar/tZEgd-](https://us02web.zoom.us/webinar/tZEgd-ggzliGtbc2F028KnnMpFQmVGfFWKP/ics?icsToken=98tyKuGtqTspEtGcuBmFRpwMB4igb_zwmFhHjbdfn03DU3ILSQ34G_JkA79JN_7W)

[ggzliGtbc2F028KnnMpFQmVGfFWKP/ics?icsToken=98tyKuGtqTspEtGcuBmFRpwMB4igb_zwmFhHjbdfn03DU3ILSQ34G_JkA79JN_7W](https://us02web.zoom.us/webinar/tZEgd-ggzliGtbc2F028KnnMpFQmVGfFWKP/ics?icsToken=98tyKuGtqTspEtGcuBmFRpwMB4igb_zwmFhHjbdfn03DU3ILSQ34G_JkA79JN_7W)

Topic: Planning Commission

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/85703859802?pwd=SEXhQjN6ZnlmUkt4K1NpbWpldjRRdz09>

Passcode: **planning**

Or iPhone one-tap :

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