



Planning Commission Minutes – July 27, 2023

1. **Call to Order** – The Planning Commission convened a regular meeting on July 27, 2023. Commissioner Anderson called the meeting to order at 6:00 p.m.

2. **Pledge of Allegiance**

3. **Roll Call** – Members present: Karen Anderson (Chairperson)
Chris Kurtz (Vice Chairperson)
John Van Benthem (Secretary)
Melissa Feldbush (Commissioner)
Abigail Smith (Commissioner)

Members Absent: Brett Wing (Commissioner)

Staff present: Anne Johnson (Community Development Director)
Christian Samora (Town Clerk)
Tawn Hillenbrand (Senior Planner)
Jonathan Mitchell (Permit Technician)

4. **Approval of Minutes** – Minutes from the June 08, 2023 Planning Commission Meeting.

MOTION made by Commissioner Kurtz to APPROVE the Minutes for June 08, 2023.

SECONDED by Commissioner Smith.

With those all in favor, THE MOTION CARRIED.

5. **Public Hearing: PrairieStar 5th Filing, 4th Addition, Final Plat**

Director Anne introduced the Applicant's request for a Final Plat to subdivide the property into 15 lots for residential and commercial uses.

Public Comment was opened at 6:21 p.m.

Public Comment was closed at 6:21 p.m.

MOTION made by Commissioner Smith to MOVE TO APPROVE the application for PrairieStar 5th Filing, 4th Addition due to the findings in the Staff Report, including compliance with the Land Use Code, the Criteria for Approval found in Section 30-6-108(c), and the Comprehensive Plan. The Motion for Approval includes the Findings and Recommendations in the Staff Report on page 3 as well as adding the following Condition of Approval: The Applicant shall amend the Development Agreement to include this property prior to recording the Final Plat.

SECONDED by Commissioner Van Benthem.

With all in favor, THE MOTION CARRIED.

6. Reports by Staff

August 10 – There will be three (3) Agenda items for Planning Commission.

August 24 – Planning Commission: Flood Code, Land Use Code, etc.

Planning Commission Applications are being submitted.

Code Amendment changes will be coming before to the Planning Commission soon.

Welcome Tawn Hillenbrand to the Town of Berthoud Team as the new Senior Planner!

7. Adjourn –

The meeting was adjourned at 6:38 p.m.



CHAIRPERSON



SECRETARY