



**PLANNING & ZONING COMMISSION  
REGULAR MEETING**

Tuesday, January 4, 2022, 5 p.m.

**Attend in person:**

Cedaredge Civic Center, Dining Hall 140 NW 2<sup>nd</sup> St.

**AGENDA**

*[A] denotes an action item; [D] denotes discussion item*

1. Call to Order & Pledge of Allegiance
2. Roll Call
3. Reading of the Mission Statement: *To retain the small town character with its natural mesa openness and create positive economic and living opportunities for current and future residents.*
4. Minutes: October 12, 2021 Regular Meeting [A]
5. Acceptance of Resignation of Commissioner Hoggatt [A]
6. 2022 Commission Meeting Dates [D]
7. Revision of Bylaws [D] [A]
8. Title 16 Code Update [D]
9. Discussion Items for Commission Consideration [D]
  - a. Five Year Capital Improvement Plan
    - i. Streets/Sidewalks
  - b. Comprehensive Development Plan
    - i. Affordable housing
    - ii. Code Enforcement (Abandoned vehicles; junk lots)
10. Adjourn Meeting [A]

**Commission Members & Terms**

Chairman Richard Cartin (November 2022)

Trustee Jim Atkinson (Ex-Officio)

Vice Chairman Terry Jarbo (June 2023)

Bob Michael (May 2023)

Gene Welch (February 2024)

**Town of Cedaredge Planning & Zoning Commission**  
**Regular Meeting**  
**October 12, 2021**  
**Record of Proceedings**

The Cedaredge Planning & Zoning Commission met for a Regular Meeting on October 12, 2021, at the Cedaredge Civic Center, 140 NW 2<sup>nd</sup> Street, Cedaredge, Colorado, with a virtual meeting option available. Chairman Dick Cartin called the meeting to order at 6:04 pm and led the Pledge of Allegiance. Present were Commissioners Dick Cartin, Bob Michael, Terry Jarbo, Gene Welch and Doug Hoggatt; Trustee James Atkinson; Mayor Ray Hanson; Interim Town Administrator David C. Stahl and Deputy Clerk Jess Shelton.

Chairman Cartin read the vision and mission statement.

**Minutes: August 3, 2021 Regular Meeting:** Mayor Hanson moved and Commissioner Welch seconded to approved the minutes as presented.

Roll Call Vote: Voting “aye” were Commissioners Cartin, Michael, Jarbo, Welch and Hoggatt; Trustee Atkinson; and Mayor Hanson; no one voted “nay;” motion passed unanimously.

**Status Update of Current Projects:**

- a. **Title 16 Code Update:** Mr. Stahl said the Town is about 60 days away from getting everything together. The rewrite is in progress and the Town is waiting on Town Planner Davis Farrar to complete the rewrite draft.
- b. **Planning & Zoning Bylaws:** Mr. Stahl asked each Commissioner to submit comments on the bylaws. The tentative schedule is for the Commission to have this on its November agenda and to the Board by December for approval for the first of the year. The Commission discussed ex-officio members serving on the Planning Commission and on the Board of Trustees simultaneously. Chairman Cartin said he believed that Trustees should not also be on the Planning Commission, citing a conflict of interest. Commissioner Jarbo agreed. Trustee Atkinson suggested using a liaison to go between the Commission meetings and the Board meetings. Commissioners suggested that the liaison be Town Clerk Kami Collins or Deputy Clerk Jess Shelton, since these two have the record of proceedings from the Commission meetings and can easily pass those to the Board.

In other discussion, Commissioner Michaels said he was unable to attend many of the meetings this year and struggled with the title of vice chair. He said he wants to resign as the vice chairman but still serve on the Commission. Commissioner Hoggatt said he is potentially also stepping down from the Commission due to a possible move out of state; he will keep the Commission apprised as to his situation. Commissioner Jarbo said he would be willing to be vice chair. Commissioner Hoggatt moved to seat Terry Jarbo to the position of vice chair; Chairman Cartin seconded.

Roll Call Vote: Voting “aye” were Commissioners Cartin, Michael, Jarbo, Welch and

Hoggatt; Trustee Atkinson; and Mayor Hanson; no one voted “nay;” motion passed unanimously and Mr. Jarbo was seated as the vice chair.

The Commission discussed reaching out to other citizens to serve on the Commission; Commissioner Hoggatt suggested something be included in the Writing on the Edge and in the Delta County Independent. Chairman Cartin said there are several people who live outside the town limits who are directly affected by planning and zoning uses. He suggested some of those people possibly be seated on the Commission. Commissioner Welch said that the Commission could recommend action on a topic but that the Board of Trustees has final say so. Mr. Stahl suggested that there be someone with legal land use background come and talk to the Commission about what Commissioners can and cannot say no to.

Commissioner Welch moved to adjourn; Mayor Hanson seconded. Chairman Cartin adjourned the meeting at 6:50 pm.

Respectfully Submitted,

Jess Shelton  
Deputy Town Clerk

November 16, 2021

Douglas Hoggatt

220 SE Frontier Ave,

Cedaredge, Colo. 81413

To whom it may concern:

It is with regret I must inform you effective immediately of my resignation from the Planning and Zoning commission.

I will be relocating to Ohio to assist my family in their everyday life's.

It has been an honor to serve with all of you in the endeavor.

Sincerely,



Douglas Hoggatt

Town of Cedaredge - Planning & Zoning Commission  
Meeting Dates for:  
January through December – 2022  
Cedaredge Civic Center - Grand Mesa Room

February 1, 2022 Regular Meeting

March 1, 2022 Regular Meeting

April 5, 2022 Regular Meeting

May 3, 2022 Regular Meeting

June 7, 2022 Regular Meeting

July 5, 2022 Regular Meeting

August 2, 2022 Regular Meeting

September 6, 2022 Regular Meeting

October 4, 2022 Regular Meeting

November 1, 2022 Regular Meeting

December 6, 2022 Regular Meeting

The Town of Cedaredge Board of Trustees may attend these meetings.