



Planning and Zoning Commission

Monday, May 23, 2022 at 6:00 pm

**PLEASE SILENCE ALL CELL PHONES AND ELECTRONIC
DEVICES. THANK YOU**

1. Meeting Information

207 Muegge Way, Bennett, CO 80102

For a live stream of the meeting use the information below:

[https://us02web.zoom.us/j/88085642788?
pwd=czlVYXVaQ1Q4VWVrbUdUNXNfc1p5QT09](https://us02web.zoom.us/j/88085642788?pwd=czlVYXVaQ1Q4VWVrbUdUNXNfc1p5QT09)

Meeting ID: 880 8564 2788

Passcode: 754868

One tap mobile
+16699006833

2. Call to Order

Chair

a. Roll Call

3. Approval of Agenda

Chair

4. Approval of Consent Agenda

Chair

a. March 21, 2022 - Regular Meeting Minutes

Attachments:

- **March 21, 2022 - Regular Meeting Minutes** (03-21-2022.pdf)

Public Comments on Items Not on the Agenda

The Planning and Zoning Commission welcomes you. Thank you for joining us for our Town of Bennett Planning and Zoning Meeting. If you are not speaking, we ask that you please mute your microphone. For public comment please sign up on the provided sheet or in the chat box. If you are on the phone, once we get through the sign-up sheet and chat box we will call for any other comments for items not on the agenda.

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.

Regular Business

5. Public Hearing

a. Recommended Updates to Chapter 16, Articles 1 and 2 of the Bennett Municipal Code

Resolution No. 2022-09 - A Resolution of the Bennett Planning and Zoning Commission Recommending Approval of an Ordinance Amending Chapter 16 of the Bennett Municipal Code Regarding General Provisions and Zoning

Taeler Houlberg, Administrative Services Director

Steve Hebert, Planning and Economic Development Manager

Attachments:

- **Public Hearing Script** (0_-_Public_Hearing_Script.PC.pdf)
- **Staff Report - Recommended Updates to Chapter 16, Articles 1 and 2 of the Bennett Municipal Code** (1_-_Staff_Report_Chapter_16_Article_1_2_PZ_Final.pdf)
- **Staff PowerPoint Presentation** (2_-_Chapter_16_Articles1_2_recommended_updates_PZ.pdf)
- **Ordinance No. 742-22 - An Ordinance Amending Chapter 16 of the Bennett Municipal Code Regarding General Provisions and Zoning** (3_-_Ordinance_Amendment_to_Chapter_16_Article_1_and_2_clean_.pdf)
- **Resolution No. 2022-09 - A Resolution of the Bennett Planning and Zoning Commission Recommending Approval of an Ordinance Amending Chapter 16 of the Bennett Municipal Code Regarding General Provisions and Zoning** (4_-_Resolution_Amendment_Chapter_16_Article_1_and_2.pdf)
- **Suggested Motion** (5_-_suggested_motion.pdf)

6. Action/Discussion Item

a. Case No. 22.14 - Muegge Farms Planning Area 1 (PA-1) Sketch Plan

Steve Hebert, Planning and Economic Development Manager

Attachments:

- **Staff Report - Case No. 22.14 - Muegge Farms Planning Area 1 (PA-1) Sketch Plan** (0_-_PA-1_SketchPlan_P_Z_StaffReport_FINAL.pdf)
- **Staff PowerPoint Presentation** (1_MueggeFarms_SktchPln_PA-1_P_Z_Presentation_05_23_22_FINAL.pdf)
- **Land Use Application** (2_Application_Form.pdf)

- **Letter of Intent/Narrative** (3_Letter_of_Intent.pdf)
- **PA-1 Sketch Plan** (4_Sketch_Plan_Exhibit.pdf)
- **PA-1 Illustrative Site Plan** (5_Site_Plan_Illustrative_Graphic.pdf)
- **Muegge Farms Outline Development Plan** (6_MueggeFarms_ODP_2ndAmendment_Recorded_08_06_2019.pdf)
- **Traffic Impact Analysis** (7_Traffic_Impact_Analysis.pdf)
- **Preliminary Drainage Plan** (8_Preliminary_Drainage_Plan.pdf)
- **Combined Referral Agency Comments** (9_Combined_Referral_Agency_Comments_PA-1.pdf)
- **Applicant MGV Investments, LLC PowerPoint Presentation** (PA-1_Sketch_Plan_-_Email.pdf)

b. Update of Telecommunications Regulations in Chapter 16 of the Bennett Municipal Code

Steve Hebert, Planning and Economic Development Manager

Attachments:

- **Staff Report - Update of Telecommunications Regulations in Chapter 16 of the Bennett Municipal Code** (TelecomUpdate_P_Z_StaffReport_05_23_22_FINAL.pdf)
- **Staff PowerPoint Presentation** (1_Telecom_P_Z_Study_Session_05_23_22.pdf)
- **Draft Telecommunications Ordinance** (2_TOWN_OF_BENNETT_Wireless_Code_Draft_v.2__mc_redline_StdySessVer.pdf)
- **Draft Design Standards** (3_BENNETT_WCF_Design_Standards__mc_redline_.pdf)

7. Commissioner Comments/Reports

8. Adjournment

Contact: Savannah Vickery (svickery@bennett.co.us 1 303 644 3249 x1032) | Agenda published on 05/19/2022 at 4:53 PM