



RIO BLANCO COUNTY PLANNING COMMISSION

Rio Blanco County, Colorado
Historic Courthouse
555 Main Street, 3rd Floor
Meeker, Colorado 81641

PLANNING COMMISSION MEETING MINUTES
September 24, 2020

Planning Commission Members Present

- Chairman** - Travis Day
Vice Chairman - Clint Chappell
Secretary - Ginny Love
Members
- Adair Norman
 - Rachel Gates
 - Lee Overton

Planning Commission Members Not Present:

John Scott

RBC Planning Department Present

J. Leif Joy —Rio Blanco County Planning Director

Public Present:

Charles Hutchinson —Power Engineers, Inc
Rod Fisher – Rocky Mountain Power / PacifiCorp

CALL TO ORDER: 7:19 PM 9/24/2020

- a. Determination of Quorum(4 required) – 6 PC members present; Quorum achieved**
b. Approval of Agenda/Changes:

Chairman Travis Day presented the Agenda for approval. A motion was made by Ginny Love to approve the Minutes as submitted. Motion was seconded by Member Clint Chappell

Roll call vote: Chairman Travis Day (Yes), Vice Chairman Clint Chappell (Yes), Secretary Ginny Love (Yes), Member Adair Norman (Yes), Member Rachel Gates (Yes), Member Lee Overton (Yes)

- c. Approval of Previous Meeting Minutes:**

Chairman Travis Day presented the April 4, 2020 minutes for approval. A motion was made by Clint Chappell to approve the Minutes as submitted. Motion was seconded by Member Rachel Gates.



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Roll call vote: Chairman Travis Day (Yes), Vice Chairman Clint Chappell (Yes), Secretary Ginny Love (Yes), Member Adair Norman (Yes), Member Rachel Gates (Yes), Member Lee Overton (Abstain)

OLD BUSINESS:

NONE

NEW BUSINESS:

a. PMIR-0001-20 Gateway South Transmission Line application

Rio Blanco County Planner, J. Leif Joy presented application PMIR-0001-20, Gateway South Transmission Line and Staff Report for the record. (Please see attached staff report)

PLANNING COMMISSION DISCUSSION:

Chairman Travis Day asked the applicant's representative, Charles Hutchinson or Rod Fisher, if they had any additional input. Mr. Fisher explained the project had been ongoing since 2008, the NEPA permit had been obtained in 2016 from the BLM and they have worked with the three landowners involved for easements/Right-of-way. Pulled up maps for presentations and location verification.

PC Member Questions:

Travis Day – No Questions

Adair Norman – **Asked if a diagram of a typical structure could be shown?** Fisher – displayed typical tangent structure and typical PI structure on screen. Galvanized steel structures.

Rachel Gates – No Questions

Clint Chappell –

Are all easements through private property completed? Fisher – Almost. Minor issues are being ironed out with one land owner with no opposition. The other two landowners are completed

Have you been through this process with Moffat County? Fisher – Project met with Moffat BOCC last Tuesday. Currently working through their process.

Ginny Love – No Questions

Lee Overton – No Questions



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No members of the Public present/no comments

Chairman Day requested a motion for either approval, denial or continuance:

A motion was made by Vice Chair Clint Chappell to recommend approval, with no conditions, to the Board of County Commissioners for PMIR-0001-20 Gateway South Transmission Line as presented and seconded by Secretary Ginny Love.

Roll call vote: Chairman Travis Day (Yes), Vice Chairman Clint Chappell (Yes), Secretary Ginny Love (Yes), Member Adair Norman (Yes), Member Rachel Gates (Yes), Member Lee Overton (Yes)

Unanimous decision for Approval – BOCC Meeting on October 13, 2020


Closing Remarks/Board Updates:

Planning Director Leif Joy gave a brief talk on future changes being proposed at the County Offices with personnel and Departments being combined to help save money. No changes are completed, only suggestions and options being considered.

No word on the Solar Farm project that was being proposed early in the year. That project has been quiet since June 2020.

Adair Norman would like to go back and revisit **Article 7 – Standards, Subsection 7-302, Item H – Minimum Dimensions for parking spaces**. Possible modification to LUR in regards to parking space size/limits based on the average size of vehicles in our Region.

Meeting adjourned at 7:51 p.m. by Chairman Travis Day



Travis Day, Chairman



Ginny Love, Secretary