

AGENDA
PUEBLO COUNTY PLANNING COMMISSION
COMMISSIONERS' CHAMBERS, PUEBLO COUNTY COURTHOUSE
215 WEST 10TH STREET
NOVEMBER 20, 2024
5:30 P.M.

NOTICE: The public may provide comments by 5:00 p.m., on Monday, November 18, 2024, to the Department of Planning and Development or via email to planning@pueblounty.us. The hearing will be streamed on Facebook Live. It can be viewed on the Pueblo County Website, <http://county.pueblo.org>, on the left side of the screen. Be advised, public comments will not be accepted on Facebook Live.

1. Roll Call and Declaration of Quorum.
2. Approve Agenda of November 20, 2024, Meeting.
3. Approval of September 18, 2024, Minutes and Work Session Minutes and October 16, 2024, Meeting Minutes.
4. Chairperson's Report.
5. Director's Report:
 - (a) Acceptance of Map Amendment:
 - [Map Amendment MA-24-4](#), Representative, on behalf of the landowners, requests approval to rezone two (2) proposed 1± acre lots from A-2, Agricultural Zone District, to A-3, Agricultural Zone District to apply a conforming zone district for the existing single-family residence and a future single-family residence.
 - (b) Correspondence.
 - (c) Board of County Commissioners' Action – November 14, 2024, Meeting/Hearing (Information only. No formal action required.)
 - (d) Administrative Reviews:
 - [Special Use Permit SUP-23-11](#), on behalf of Robert and Kimberly Warfield, an administrative review of a special use permit which allows a commercial equestrian arena for the purposes of equine-assisted learning to adults with mental health needs in an A-1, Agricultural (minimum 35-acre) zone district.
6. Statement of Hearing Procedures by Chairperson.

The applicant and/or representative are called upon to speak, followed by any in favor, and then, any in opposition, with the applicant having the final say.

7. Hearing of Cases.

a) **CONSENT ITEMS:**

The Consent Agenda contains items for which staff is recommending approval and as of the publication of the agenda, there was no known opposition, and the applicants are in

agreement with staff's recommended conditions of approval. If any member of the Commission or a member of the audience wants to remove an item from the Consent Agenda to facilitate an individual, full public hearing regarding that item, they must request the item be removed following the summary presentation of the Consent items. The item will be placed at the end of the Regular Agenda. The Commission will take action regarding the remaining items on the Consent Agenda in the form of a single vote.

1) **MAP AMENDMENT**
[CASE NO. MA-24-4](#)

James J. and Karen G. Genova (Landowner
Amella Surveying, c/o Gary Amella (Applicar
Representative)
34100 Jersey Road

Representative, on behalf of the landowners, requests approval to rezone two (2) proposed 1± acre lots from A-2, Agricultural (minimum 5 acre) Zone District, to A-3, Agricultural (minimum 1 acre) Zone District to apply a conforming zone district for the existing single-family residence and a future single-family residence. The proposed lots are part of pending Subdivision Exemption SDE-24-1. The property is located on the south side of Jersey Road between 34th Lane and 35th Lane, in the St. Charles Mesa Area.

b) **REGULAR ITEMS** - None.

8. Unfinished Business.

9. New Business.

10. Reports of Committees:

- Transportation Advisory Committee – Richard Arko

11. Public Comments (*limited to 3 minutes per speaker, total of 7 speakers*)

12. Adjournment:

The next regular PCPC Land Use Meeting will be held on **December 18, 2024, at 5:30 p.m.**

BW/SMS

*(This agenda is for informational purposes only and is subject to change. Hyperlinks have been added to access the case documents online. The Agenda can be found on the Pueblo County Website under Oline Services or Department-Planning and Development. **Accommodations for individuals with sight or hearing impairment may be made by contacting Brandon Mathews at 719-583-6548 or TDD at 719-583-6550.**)*