

AGENDA
PUEBLO COUNTY PLANNING COMMISSION
COMMISSIONERS' CHAMBERS, PUEBLO COUNTY COURTHOUSE
215 WEST 10TH STREET
May 21, 2025
5:30 P.M.

NOTICE: The public may provide comments by 5:00 p.m., on Monday, May 19, 2025, via email to planning@pueblocounty.us. The hearing will be streamed on Facebook Live.

1. Roll Call and Declaration of Quorum.
2. Approve Agenda of May 21, 2025, Meeting.
3. Approval of April 16, 2025, Minutes.
4. Chairperson's Report.
5. Director's Report:
 - (a) Correspondence.
 - (b) Board of County Commissioners' Action – May 8, 2025, Hearing (Information Only. No formal action required)
 - (c) Administrative Reviews.
 - [Special Use Permit No. HSUP-16-12](#) Hudson Ranch, LLC c/o Marvin H. Harmann (Landowner/Applicant). This Administrative Review allows the establishment of the following uses: Educational Facility, Rocketry, Shooting Range, Indoor, Equestrian Arena, Commercial/Club, Recreational Vehicle Park, and an Outdoor Shooting Range in an A1 Large Agriculture Zone District.
 - [Special Use Permit No. HSUP-21-2](#) SAC Wireless on behalf of Commnet (Applicant), Ronald D. and Sandra J. Anderson (Landowners). This Administrative Review allows a 100-foot monopole telecommunications tower and related accessory buildings and support facilities on a 1,600± square-foot leased parcel of land within a 53.12± acre lot in an A1 Large Agriculture Zone District.
 - [Special Use Permit No. SUP-23-1](#) Kaitlyn Wear (Applicant). This Administrative Review serves to update the Pueblo County Planning Commission on the status of Special Use Permit SUP-23-1 which allows Child Care Home (Large) in an R-1, Single-Family Residential Zone District (now in the SR2, Suburban Residential, High, in the UDC).
 - [Special Use Permit No. SUP-23-3](#) Chau Danny and Tabitha Ann Tran (Landowners/Applicants). This Administrative Review allows Child Care Home (Large) in an R-1, Single-Family Residential Zone District (now in the SR2, Suburban Residential, High, in the UDC).

- [Special Use Permit No. SUP-23-4](#) Phillip E. Cullen & Judy J. Santarelli (Landowners/Applicants). This Administrative Review allows a Mini-Warehouse Facility (indoor RV Storage) in a B-4, Community Business 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 includes items recommended for approval by staff, with no opposition as of publication. Applicants agree to the recommended conditions. Any Commissioner or audience member may request an item's removal for a full public hearing after the summary presentation of Consent Items.

- 1) MAP AMENDMENT Rocky and Jamie DeVency (Landowners/Applicants)
CASE NO. MA-25-6 Mangini & Associates (Representative)
37151 South Rd.

The landowners request approval to rezone a proposed 1.0± acre parcel of land from an A1, Large Agriculture Zone District to an A3, Small Agriculture Zone District to apply a conforming zone district for the existing single-family residence. The subject property is also a part of pending Subdivision Exemption SDE-25-1.

- 2) SPECIAL USE PERMIT Sherri Jeanne Parks (Landowner)
CASE NO. HUSP-19-10 9258 South Pine Drive

This Administrative Review allows a kennel, wherein the owner/applicant can breed dogs and own up to seven (7) adult dogs as livestock guardians and pets on a 27.89± acre parcel of land in an A-3, Agricultural (minimum 1 acre) Zone District.

8. PMB Presentation- Wally Wallace

9. Unfinished Business.

10. New Business.

11. Reports of Committees.

- Transportation Advisory Committee – Richard Arko

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

13. Adjournment.

The next regular PCPC Land Use Meeting will be held on **July 16, 2025, at 5:30 p.m.**

SK/

(The Record: Planning Department staff reports, applications, and supplemental materials distributed at the meeting are automatically part of the Record unless objected to and upheld during the public hearing. Additional materials from applicants or others may be submitted for inclusion at their discretion and admitted by the administrative body. All materials accepted into the Record must be left with the Clerk).

(This agenda is for informational purposes only and is subject to change. Accommodation for individuals with sight or hearing impairment may be made by contacting Planning and Development at 719-583-6100).