

**MINUTES
TOWN OF HUDSON – PLANNING COMMISSION
REGULAR MEETING – August 11, 2021**

CALL TO ORDER

The meeting was called to order by Planning Commission Chairperson, Matt Cole, at 6:00 p.m.

2. ROLL CALL

Present Commissioners -	Robert Hollister Brandi Bond Matt Cole Zach Reyes
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Ex-Officio Members-	Sarah Stadler
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Absent Commissioners -	Aspen Gurley Daniel Warren
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Staff -	Jennifer Woods, Town Planner Heather Meierkort, Deputy Town Clerk
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3. PLEDGE OF ALLEGIANCE

4. APPROVAL OF MINUTES

a. Planning Commission Regular Meeting Minutes – July 14, 2021
Motion was made by Commissioner Bond and seconded by Ex-Officio Stadler
“To approve the minutes from the July 14, 2021, meeting as submitted.” Motion
was carried unanimously.

5. ADDITIONS TO AGENDA

None

6. CITIZEN'S COMMENTS

None

7. PUBLIC HEARING ITEMS:

a. Case 21-03 Kelly Replat

Commissioner Cole opened the Public Hearing at 6:02 PM.

Jennifer Woods, Town Planner, reported the applicant would like to replat their existing 8 lots, located at 717 Grape Street, into 3 lots. The lots are zoned Residential 1 and Residential 2. On one of the lots there is an existing property, and the second two proposed lots would be for future use and development. Planning Commission will make a recommendation for this proposal which will be passed onto Town Council to decide on.

Herman Utecht, 725 Grape Street, stated he lives next door to this property. The property is the lowest in elevation in Hudson and any increase in elevation for development will cause flooding. He asked what the intended use for the new lots will be, and what will be done about the drainage issue.

Commissioner Cole closed the Public Hearing at 6:22 PM.

Commissioner Reyes made a motion seconded by Ex-Officio Stadler to approve Case 21-03 Kelly Replat.

The roll call vote was as follows:

Aye- Commissioner Bond, Commissioner Reyes, Commissioner Cole,
Commissioner Hollister, Ex-Officio Stadler

Nay- None

Commissioner Cole declared the motion passed.

8. DISCUSSION ITEMS

a. Comprehensive Plan Review

Jennifer Woods stated that in their last meeting, Town Council discussed how growth around Hudson is impacting the Town. Council directed staff and the Planning Commission to analyze the Comprehensive Plan and make sure that the plan still aligns with the Town's goals. Jennifer Woods provided a timeline to the Planning Commission to show which parts of the plan will be discussed at upcoming meetings.

9. STAFF COMMENTS

Jennifer Woods reported she received a Weld County referral for Meadowridge Holdings located just outside of Hudson. They would like to add another 80x150 square foot building to the property. The deadline to respond to the referral is September 1st but hopefully they will allow an extension so this can be discussed at the September 8th Planning Commission meeting.

10. PLANNING COMMISSION COMMENTS

Commissioner Cole reported that he is running for school board is collecting signatures for his petition.

11. ADJOURNMENT

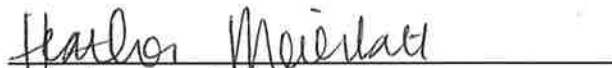
The meeting was adjourned at 7:03 pm.

HUDSON PLANNING COMMISSION



Chairman

ATTEST:


Deputy Town Clerk

