

FRASER PLANNING COMMISSION
MINUTES

DATE: Wednesday, April 22, 2020

MEETING: Planning Commission Regular Meeting

PLACE: Virtual On-Line Meeting

PRESENT

Commission: Commissioners: Chair Jean Wolter, Margaret Bowles, Philip Vandernail, Parnell Quinn, Bob Gnuse and Sam Brewer

Staff: Town Planner, Catherine Trotter; Town Clerk, Antoinette McVeigh

Others: Applicants, Middle Park Health: Jason Cleckler, MPH; Derek Ortner, MPH; Ray MacKendrick, MPH, Tom Coburn, MPH; Ryan Spaustat, civil engineer; Paul Garland, landscape architect; Kevin Christiansen, landscape architect
Public: Joanna Goodman, Josh Fay, Adrienne Fay, Laura Woodridge, Trevor and Kendra

Chair Jean Wolter called the meeting to order at 6:33 p.m.

1. **Roll Call:** Chair Jean Wolter, Margaret Bowles, Philip Vandernail, Parnell Quinn, Bob Gnuse and Sam Brewer

2. **Approval of Agenda:**
Commissioner Vandernail moved, and Commissioner Quinn seconded the **motion** to approve the agenda. **Motion carried: 6-0.**

3. **Consent Agenda:**
a. Minutes February 26, 2020

Commissioner Bowles moved, and Commissioner Quinn seconded the **motion** to approve the Minutes February 26, 2020. **Motion carried: 6-0.**

4. **Public Hearing and Possible Action:**
a. Major Site Plan- Fraser Health Center

Commissioner Bowles moved, and Commissioner Quinn seconded the **motion** to open the public hearing regarding the Major Site Plan- Fraser Health Center. **Motion carried: 6-0.**

Proof of publication was provided in the packet. The Town Planner has proof of mailing which will both be a part of the public record.

The owner, Kremmling Memorial Hospital District, a Colorado Special Tax District AKA Middle Park Health, is requesting Major Site Plan approval for the construction of a new outpatient medical clinic to be located at the south end of The Village at Grand Park, Filing 2, Lot 2C. The project description is a 2-story, 31,000 +/- SF building on a 2.7 acre site to include 57 parking spaces, and an at-grade helistop.

Jason Cleckler, MPH; Derek Ortner, MPH; Ray MacKendrick, MPH, Tom Coburn, MPH; Ryan Spaustat, civil engineer; Paul Garland, landscape architect; Kevin Christiansen, landscape architect all presented and answered questions regarding the Fraser Health Center.

Public comment was taken.

Commissioner Bowles moved and Commissioner Vandernail seconded the **motion** to close the Public Hearing Major Site Plan- Fraser Health Center
Motion carried: 6-0.

Commissioner Gnuse moved and Commissioner Vandernail seconded the **motion** approve PC Resolution 2020-04-01 Fraser Health Center with the five conditions listed on the resolution. **Motion carried: 6-0.**

5. **Discussion and Possible Action Regarding:**

None

6. **Other Business:**

Hilly's lot on Rail Road Avenue will be discussed at the next PC meeting.

7. **Open Forum:**

None

8. **Future Agenda Items:**

None

9. **Adjourn:**

Commissioner Vandernail moved, and Commissioner Gnuse seconded the **motion** to adjourn. **Motion carried: 6-0.** Meeting adjourned at 7:50 p.m.

Antoinette McVeigh, Town Clerk