

# Craig Planning and Zoning Minutes

**June 21, 2021**

The Craig Planning and Zoning Commission of the City of Craig, County of Moffat, State of Colorado, met in the City Council Chambers, 300 West 4<sup>th</sup> Street, Craig, Colorado, 81625, at the hour of 6:00 p.m. There being present the following Commissioners: Mike Tucci, Rich Sadvar, Tom Gilchrist, Derek Duran, and City Council Representative, Jarrod Ogden. Commissioner Randy Kloos' absence was excused. City Staff present were Building Official Marlin Eckhoff and Assistant Janna Thompson.

Commissioner Gilchrist made a motion, seconded by Commissioner Sadvar, to approve the minutes from May 17<sup>th</sup>, 2021. Ayes 4. Nays: 0. Motion carried.

Jeff Weeder was present in requesting the Site Plan for a new Sonic Drive Inn to be approved at 1950 West Victory Way, Lot 3, Walmart Filing #1. Official Eckhoff spoke about the exceptionally thorough Site Plan design and was confident in the next steps of the building process, such as, future building and sign permit conversations. Commissioner Gilchrist urged Mr. Weeder to get in contact with contractors soon due to the currently high demand. Commissioner Duran made a motion, seconded by Commissioner Sadvar, to approve the Site Plan in its entirety. Ayes: 4. Nays: 0. Motion carried.

City Development Manager, Shannon Scott, spoke about Resolution PC-15, which details an Urban Renewal Plan for Craig. This Resolution breaks down into two URA plans. Angela Hygh, an associate consulting attorney for the Craig Urban Renewal Authority, attended via conference call to talk about the tax increment financing options and how the increments will be re-facilitated (and possibly offset) building costs. Mrs. Hygh also discussed how the redistribution of funds would function as an incentive to developers. Furthermore, the incentive of up-front project funds would assist developers who may otherwise turn down building opportunities in Craig. Commissioner Gilchrist made a motion, seconded by Commissioner Duran, to pass the Resolution as it conformed with the 2003 City of Craig/Moffat County Comprehensive Plan. Ayes: 4. Nays: 0.

There being no further business, Commissioner Duran made a motion, seconded by Commissioner Gilchrist, to adjourn the meeting. Ayes: 4. Nays: 0. Motion carried.