



GRAND COUNTY COMMUNITY DEVELOPMENT DEPARTMENT

308 Byers Avenue, P.O. Box 238, Hot Sulphur Springs, 80451

Phone: 970-725-3255 | Fax: 970-725-3256

GRAND COUNTY PLANNING COMMISSION

DATE: **Wednesday, December 8, 2021**
 TIME: **6:30 p.m.**
 PLACE: **Via WebEx & In Person meeting 308 Byers Ave BOCC Room 3rd Floor**

- 1) Roll Call
- 2) Approval of Minutes for November 10, 2021
- 3) Regular Business

*[For more information concerning these Agenda Items, please visit this link](#)
 These Certificates of Recommendation will be posted after December 3, 2021*

JOIN WEBEX MEETING

<https://grandcounty.webex.com/grandcounty/j.php?MTID=me108740ac614f21f2de63cda4bf861e6>

Meeting number (access code): 2482 744 6545

+1-415-655-0002,,24827446545##

ITEM	APPLICATION TITLE, REQUEST, AND NAME	LOCATION	LEGAL DESCRIPTION
1	Third Amended Final Plat, Phase II, Sun Valley Estates	80 GCR 4935	Subd: SUN VALLEY RANCH ESTATES AMD FINAL PLAT PH I,II,III Lot: A & B AMD PHASE II
2	Liebler/Freed Outright Exemption	No address listed	Subd: METES & BOUNDS 76 ALL 2 AC TR LOT 1 SEC 4 T1S R76
3	Moehlman Outright Exemption	No address listed	Subd: BATSON TRACTS UNRECORDED LOT 4 8.80AC TRACT SEC 4 T1S R75 DESC B143 P593
4	Red Hawk Ranch Multi-family Sketch Plan	No address listed	Subd: METES & BOUNDS 76 ALL 35 ACRES N2NW4SW4, N2N2S2NW4SW4, N2S2N2S2NW4SW4 SEC1 T1S R76 E2SE4NE4SE4,

			E2W2SE4NE4SE4 OF SEC2 T1S R76
5	Ridge Point Townhome Sketch Plan	798 GCR 834	Subd: WINTER PARK RANCH 2 ND FLG REPLAT Lot: 27 Block: 1
6	Homesites at Cougar Avenue Preliminary Plat	No address listed	Subd: SUMMIT AT WINTER PARK RANCH SUB Tract: L
7	Byers Peak Filing 1 and 3 Preliminary Plat	No address listed	LOT 3, LOT 4 LESS W440 FT E2SW4,25.205AC E2SE4,W2SE4 EC 19 T1S R75 LESS 5.94AC DESC B/450 P/480 THRU P/492 FM SAID SEC 19 N2NE4 LESS 3.13AC RD ROW SEC 30 T1S R75 ALL ABOVE CONVEYED B/367 P/347 LESS TRACTS SLDLESS TRACT SOLD AT 2009000279 AND EXCEPT THAT PORTION PLATTED AS BYERS PEAK RANCH FLG 2, PARCEL 2 AT REC. NO. 2020010250.
8	Subdivision Exemption Regulations Amendment	Grand County	Grand County