



- I. **Call to Order** – The meeting was called to order at 5:05 pm.
- II. **Roll Call** – All Commissioners were present with the exception of Commissioner Nusbaum.
- III. **Conflicts of Interest** – No conflicts were disclosed.
- IV. **Additions & Amendments to the Agenda** – There were no additions or amendments to the agenda.
- V. **Major Development Plan & Alternative Equivalent Compliance– 5792 Wildridge Road East – CONTINUED PUBLIC HEARING**

File: MJR19008 & AEC19008
 Applicant: Luis Vasquez with TAB and Associates
 Property: Lot 2 Block 4 Wildridge Subdivision
 Summary: Application for an addition to a single-family house.
 Action: Commissioner Golembiewski motioned to approve the AEC application with the following findings:

1. The proposed application was reviewed pursuant to §7.16.120, Alternative Equivalent Compliance;
2. The proposed alternative achieves the intent of §7.28.090(i)(4)(viii), Building Materials, to the same or better degree than the subject standard;
3. The proposed alternative achieves the goals and policies of the Avon Comprehensive Plan to the same or better degree than the subject standard;
4. The proposed alternative results in benefits to the community that are equivalent to or better than compliance with the subject standard; and
5. The proposed alternative imposes no greater impacts on adjacent properties than would occur through compliance with the specific requirements of the Code.

Commissioner Smith seconded the motion and it carried unanimously 5-0.

Action: Commissioner Smith motioned to approve the MJR application with the following findings and conditions:

Findings:

1. The proposed application was reviewed pursuant to §7.16.080(f), Development Plan, §7.16.090(f), Design Review. The design meets the development and design standards established in the Avon Development Code;
2. The application is complete;
3. The application provides sufficient information to allow the PZC to determine that the application complies with the relevant review criteria;
4. The application complies with the goals and policies of the Avon Comprehensive Plan;
5. The demand for public services or infrastructure exceeding current capacity is mitigated by the application; and
6. The design relates the development to the character of the surrounding community.

Conditions:

1. The successful completion of any Eagle River Water & Sanitation District requirements shall be verified before a building permit will be issued; and
2. Dark Sky compliant fixtures will be demonstrated to staff before a building permit will be issued.

Commissioner Dammeyer seconded the motion and it carried unanimously 5-0.

VI. Consent Agenda

A. PZC Meeting Minutes – November 19, 2019

Action: Commissioner Hardy motioned to approve the consent agenda. Commissioner Dammeyer seconded the motion and it carried unanimously 4-0 with Commissioner Barnes abstaining.

VII. Adjourn – The meeting was adjourned at 5:35 pm.

Approved this 7th Day of January 2020

SIGNED: _____
Chairperson

