



Commerce City

7887 E. 60th Ave.
Commerce City, CO 80022
c3gov.com

Meeting Minutes - Final

Planning Commission

Thursday, January 14, 2021

4:30 PM

Study Session via Zoom

This meeting will be conducted electronically via Zoom. There will be no physical meeting. The public can access this meeting through the Zoom platform via the internet or phone as a witness; pre-registration is required through www.c3gov.com/PC, by contacting staff at 303.289.3679, or aullom@c3gov.com. For more information, visit <http://www.c3gov.com/government/city-council/virtual-meetings>. The meeting will also be live on Channel 8 and c3gov.com/video.

Call to Order

Chairman Popiel called the meeting to order at 4:31 p.m.

Action Items:

Planning Commission Drafting and Adoption of Statement in Support of Recommendation on ORD 2266: An ordinance to amend various sections of the Article III of the City's Land Development Code (LDC), modify section 21-5266, and establish a new section 21-6280, as it pertains to subsurface extraction operations in the city. Staff is also requesting to establish a supplemental Best Management Practices Document to apply to all Oil and Gas Facilities.

Jason Rogers discussed factors in regard of reverse setbacks and Council's reasoning for the newest version.

Staff shared the Exhibit G wording for Ordinance 2266. Commission discussed the extenuating circumstances, and new platting of lots and plat requirements. Staff clarified that existing platted parcels have different setbacks than future plotted plats. Commission discussed current platted parcels and PUDs.

Commission discussed variable setbacks v 1000' setbacks. Current draft of City Council letter was reviewed and discussed. Discussion included the impacts on developers and home buyers, and clarification of where these comments came from.

Commissioners agreed on the edits made. Staff discussed how the letter will be sent. The letter will be put in the City Council packet for the next City Council meeting.

[Pres 21-09](#)

ORD 2266: An ordinance to amend various sections of the Article III of the City's Land Development Code (LDC), modify section 21-5266, and establish a new section 21-6280, as it pertains to subsurface extraction operations in the city. Staff is also requesting to establish a supplemental Best Management Practices Document to apply to all Oil and Gas Facilities.

Attachments:[Staff Report PC](#)[Timeline & Overview of Changes – Oil and Gas LDC Updates from November 2019 to January 2021](#)[Resources - Publications Reviewed](#)[Ordinance 2266](#)[Existing Ordinance 2266- Redlines](#)[PC Presentation ORD 2266](#)[Submitted Comments: HBA of Metro Denver](#)[Submitted Comments: Oakwood Homes and Fulenwider](#)[Submitted Comments: MAP Reunion Ridge](#)[Submitted Comments: MAP Oil and Gas Offsets](#)**Adjournment**

Meeting was adjourned at 5:19 p.m.