

# **GUNNISON COUNTY BOARD OF ADJUSTMENT & PLANNING COMMISSION**

**PRELIMINARY AGENDA: March 6, 2025**

**221 N. Wisconsin, Suite D Gunnison CO, 81230**

**In person or on Zoom**

*Disclaimer: agenda discussion item times are approximate. Public hearings may start on or after the posted notice time. Work sessions may start earlier or later than the posted time.*

## **GUNNISON COUNTY BOARD OF ADJUSTMENT MEETING:**

- 8:45 a.m.
- Call to order; determine quorum
  - Approval of Minutes from the July 10, 2024, Board of Adjustment meeting
  - Approval of Minutes from the July 18, 2024, Board of Adjustment meeting
  - Election of Officers
  - Unscheduled Citizens: A brief period in which the public is invited to make general comments or has questions of the Board or Staff about items which are not scheduled on the day's agenda
  - Miscellaneous/Staff Reminders/Announcements

- 9:00 a.m.
- Public Hearing- BOA: LUC-24-00046 | Pennington Setback Variance**  
The Applicant is proposing the construction of a shed for personal use at 14 2<sup>nd</sup> Street in Somerset. The Applicant has requested a variance from the 25' and 15' setbacks to utilize more space on their parcel.

## **GUNNISON COUNTY PLANNING COMMISSION MEETING:**

- 9:15 a.m.
- Call to order; determine quorum
  - Approval of Minutes from the February 4, 2025, Planning Commission meeting
  - Approval of Minutes from the February 6, 2025, Planning Commission meeting
  - Unscheduled Citizens: A brief period in which the public is invited to make general comments or has questions of the Commission or Staff about items which are not scheduled on the day's agenda
  - Miscellaneous/Staff Reminders/Announcements

- 9:20 a.m.
- Joint Public Hearing- BOA and PC: LUC-24-00057 | Ohio City Mother Lode Minor Impact**  
The Applicant is proposing a remodel to The Mother Load store and bar in Ohio City. The proposed remodel would create three long-term rental units and one short-term rental unit. All commercial aspects of the property will be abandoned, and the historical store and bar area will be remodeled into residential use.

- 10:00 a.m.
- Adjourn- BOA and PC Meeting**

**Packet Materials are available online: [Planning Commission Meeting Packets](#)**

Or by visiting <https://gunnisoncounty.org/197/Planning-Commission> and selecting "View Most Recent Meeting Packet"

**Use this link to join the Webinar on Zoom: <https://gunnisoncounty-org.zoom.us/j/86337231015>**

**Phone one-tap:**

**+17193594580,,86337231015# US**

**+14086380968,,86337231015# US (San Jose)**

NOTE: Unless otherwise noted, all meetings are conducted in the Blackstock Government Center Meeting Room 221 N. Wisconsin St. in Gunnison, across the street from the Post Office. This is a preliminary agenda; agenda times may be changed up to 24 hours before the meeting date. If you are interested in a specific agenda item, you may want to call the Planning Department (641-0360) ahead of time to confirm its scheduled time. Anyone needing special accommodations may contact the Planning Department before the meeting.