



Chaffee County Planning Commission

P.O. Box 699 / 104 Crestone Ave.
Salida, CO 81201
719.539.2118/www.chaffeecounty.org

AGENDA December 7, 2021

PLANNING COMMISSION MEETING
104 CRESTONE AVE.

COMMISSIONER'S MEETING ROOM
SALIDA, COLORADO

****Meetings are currently being convened in person and virtually until further notice.****

To participate in the meeting, connect via Zoom at <https://zoom.us/j/4328290633> or by calling 1-669-900-6833 and entering meeting ID #432 829 0633

PLEASE NOTE: The Agenda times are approximate; items may be discussed before or after the times listed below.

A. *DUE TO COVID19, THIS MEETING IS ONLY ACCESSIBLE BY ZOOM*****

1. **The Chaffee County buildings will not be open to the public for this meeting due to COVID19. Please attend the meeting by Zoom.**
<https://zoom.us/j/4328290633>

B. 6:00 P.M. Regular Meeting

C. Call to Order

D. Minutes for Approval

1. Amend the August 31, 2021 Planning Commission Minutes for the Shaw Ranch Preliminary Plan to correct the motion that 'recommended approval' to 'approval'.

E. Regular Agenda Items

1. Approve the 2022 Planning Commission Hearing Schedule
2. **Name of Project:** Ogden Major Subdivision Preliminary Plan-Final Plat
Applicants: Ralph & April Ogden
Location: 12806 County Road 190 E, Salida
Zone: Rural
Request: To subdivide Lot 2 of the Ogden Heritage Water Subdivision Exemption of 20.14 acres into five lots, all approximately 4.0 acres. Wells and on-site wastewater treatment systems will serve the property. Applicants are dedicating a 30' wide private right of way (half road right of way adjacent to an existing access easement on adjoining property) off County Road 190 E.
3. **FOR DELIBERATION**
Name of Project: Aspire Tours Limited Impact Reviews
Applicants: Kathrin Troxler
Location: 11302 County Road 190 W, Salida
Zone: Rural
Request: To review an application for a business development that includes three Limited Impact Reviews:
1) an outfitting facility including but not limited to adventure tourism: rafting, hiking, fishing, mountain

biking, backpacking and skiing, 2) a seasonal employee campground and 3) a public campground including cabins and tent sites in three phases. Multi-passenger vans will bring visitors to the property from the Front Range and to recreational activities. Seasonal employees will reside on the property to reduce vehicle trips.