

**PLANNING COMMISSION
MEETING AGENDA
October 22, 2025
Park County Offices
856 Castello Ave., Fairplay
9:00 AM CALL TO ORDER**

Video

To join the meeting, click on the link below or copy and paste into your preferred web browser: <https://zoom.us/j/632627219?pwd=Q2gvUVEwd0JuQ0R3TE9qWE9LTk9kQT09>

Audio

Upon joining the meeting, you will have the option to use either your computer mic and speakers for audio interaction, or participate by phone. If you are not using your computer speakers and mic to interact in the meeting, you may use the dial- option below:

**Dial by your location
(669) 900-6833 US (Western US)
(929) 205-6099 US (Eastern US)**

Meeting ID: 632 627 219

Password: 04408

For the purpose of an accurate public record, you will need to identify yourself when you enter the meeting and when prompted

CALL TO ORDER

PLEDGE OF ALLEGIANCE

APPROVAL OF MINUTES FROM NOVEMBER 26, 2026

Documents:

[11.26.2025 PC Minutes.docx](#)

APPROVAL OF AGENDA

COMMON PLAT AMENDMENT - CASE A25-0112

Properties are parcels numbers 2622, 3806, and 2380, identified as lots 41 through 43 in the Jefferson Heights Subdivision. The applicants are requesting a common plat amendment to split parcel 3806 between parcels 2622 & 2380. NEW Lot 41A (parcel 2622) will get 1.91 acres of parcel 3806 and NEW lot 43 (parcel 2380) will get 1.67-acres of parcel 3806.

APPLICANT: Gary & Jolene Neff and Edwin & Tamara Hedlund

Documents:

[A25-0112 Application Packet.pdf](#)

MINOR SUBDIVISION - CASE A25-0110

A 10.32-acre property identified as parcel number 90981, the MS-8270A Jo Dandy mining claim in T09 R78 S06 SE4 and a 4.81-acre property identified as parcel number 90982, the MS-8270B London mining claim in T09 R78 S06 SE4, addressed at 6632 CO RD 12, Alma. The applicant is requesting to subdivide MS-8270A and MS-8270B into 3 parcels. The applicant will be selling the NEW MS8270B tract A (3.99-acres) to North London Mill Preservation Inc. and donating the NEW MS8270B tract B (6.55-acres) to the US Forest Service. They will retain ownership of the NEW MS8270A tract A (4.59-acres).

APPLICANT: MineWater Finance, LLC

Documents:

[A25-0110 Application Packet.pdf](#)

CONDITIONAL USE PERMIT - CASE A25-0117

The applicant is requesting an amendment to the CUP approved by resolution 2005-26 to expand the footprint of their residential home and build an addition of a 20'x19' closet on the property addressed as 32634 Highway 24, Lake George.

APPLICANT: Cathy Ivanov

Documents:

[A25-0117_PC-Packet.pdf](#)

REZONING - CASE A25-0118

The applicant is requesting that their 58.3 acre parcel addressed as 14097 Wandcrest Park Dr, Bailey be rezoned from Residential/PUD(rescinded by the BOCC on 12/19/2025) to Agricultural.

APPLICANT: Adam Shirley - ASKAG, LLC

Documents:

[A25-0118_PC-Packet.pdf](#)
[A25-0118_PC-Packet updated.pdf](#)

ADMINISTRATIVE UPDATE

PUBLIC COMMENT

ADJOURNMENT OF PUBLIC MEETING

Any further information can be obtained at:
Park County Planning Department
856 Castello Ave
Fairplay, CO. 80440
(719) 836-4292
planning.zoning@parkcountyco.gov

