

**TOWN OF GREEN MOUNTAIN FALLS
PLANNING COMMISSION MINUTES
TUESDAY, DECEMBER 11, 2012**

The meeting was called to order at 6:03 p.m. by Planning Commission Chairman David Kosley.

Attendance: Lowndes - present Thorne - present
 Krall - absent LoCascio - present

APPROVE MINUTES FROM NOVEMBER 13, 2012 M/S Thorne/Lowndes to approve the minutes as submitted. All yea

16' X12' NEW REAR DECK CONSTRUCTION AND AN 8' X 8' ADDITION TO AN EXISTING SIDE DECK - 11195 Hondo Avenue, Property Owners, Jan Allbright and Richard Bunn. Contractor, Chris Clothier was present to represent the property owners. The construction plans were complete; setbacks were within code compliance. **M/S Kosley/LoCascio to approve the plans as submitted. All yea**

REQUEST FOR AN INTERIOR LOT LINE VACATION BETWEEN LOT 7 AND LOT 8 AND PART OF LOT 9, BLOCK 40, FIFTH ADDITION WITHIN TELLER COUNTY AND LOT 10 AND THAT PART OF LOT 9 LY IN EL PASO COUNTY, BLOCK 40 GREEN MOUNTAIN FALLS ADDITION 5 - 11195 Hondo Avenue, Property Owners, Jan Allbright and Richard Bunn Contractor, Chris Clothier was present to represent the property owners who desire to have their four lots converted to one parcel. Interior lot line vacation is encouraged in the Town's Comprehensive Plan. The owners will realize a decrease in property taxes with the lot line vacations.

There will be two resolutions presented to the Board of Trustees as there are lots in Teller County and in El Paso County. Upon Board approval, the appropriate resolutions will be recorded with the Assessor's Office in each county.

M/S LoCascio/Kosley to recommend approval of the interior lot line vacation to the Board of Trustees for the vacation request in El Paso County. All yea

M/S Lowndes/Thorne to recommend approval of the interior lot line vacation to the Board of Trustees for the vacation request in Teller County. All yea

OTHER BUSINESS: Chairman Kosley requested that the Director of Public Works report on a potential encroachment in the right of way of Florence Street. A concrete post has been placed behind a residence located at 10720 Grandview Avenue. The garage and carport for the residence are on Florence Street. If determined to be installed in the right of way, the commissioners would request the Marshal's Department enforce compliance and removal. **No other** business was presented that required Planning Commission discussion or action.

CORRESPONDENCE: **No correspondence** was received that required Commission discussion or action.

The meeting was adjourned at 6:39 p.m.

David Kosley, Chairman

ATTEST: _____
Chris Frandina, Town Clerk/Treasurer