

**MINUTES OF THE REGULAR MEETING OF THE
ARAPAHOE COUNTY PLANNING COMMISSION
TUESDAY, APRIL 16, 2019**

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| ATTENDANCE | <p>A regular meeting of the Arapahoe County Planning Commission was called and held in accordance with the statutes of the State of Colorado and the Arapahoe County Land Development Code. The following Planning Commission members were in attendance:</p> <p>Jane Rieck, Chair; Richard Sall, Diane Chaffin, Kathryn Latsis, Chair Pro-Tem, Jamie Wollman, and Randall Miller.</p> <p>Also present were: Robert Hill, Senior Asst. County Attorney; Chuck Haskins, Engineering Services Division Manager; Sue Liu, Engineer; Jason Reynolds, Current Planning Program Manager; and members of the public.</p> |
| CALL TO ORDER | <p>Chair Rieck called the meeting to order at 6:30 p.m. and noted a quorum of the Board was present.</p> |
| DISCLOSURE MATTERS | <p>There were no Planning Commission member conflicts with the matters before them.</p> |
| GENERAL BUSINESS ITEMS: | |
| APPROVAL OF THE MINUTES | <p>The motion was made by Ms. Wollman and duly seconded by Mr. Miller to approve the minutes from the March 19, 2019 Planning Commission meeting, as presented.</p> <p>The motion passed unanimously.</p> |
| REGULAR ITEMS: | |
| ITEM 1 | <p>Case No. LE19-001, Metrogrow Farm Shop & Equipment Building / Location and Extent (LE) 1st Amendment (Major) – Molly Orkild-Larson, Senior Planner, Public Works and Development (PWD)</p> <p>Jason Reynolds, Current Planning Division Manager, standing in for Molly Orkild-Larson, introduced the case and established jurisdiction for the Planning Commission (PC) to proceed. He reported the applicant and owner, Metro Wastewater Reclamation District, doing business as Metrogro Farm, was requesting approval of an amendment to a Location and Extent Plan (LE) to add six (6) grain storage silos, a lift tower, and a load out tank to their existing</p> |

facility. He stated staff was recommending approval based on the findings, and subject to the conditions, outlined in the staff report.

Troy Gottshalk, Metro Wastewater Reclamation District, applicant, presented a PowerPoint, a copy of which was retained for the record. He introduced the other members of his team, including Kelly Merritt, Public Relations, Elaine (*inaudible*), Legal Counsel, Patrick Stanley, Superintendent for the Farm, and Charlie Morris, Design Build Contractor. Mr. Gottshalk reported MetroGro Farm was a treatment plant for much of the front range. He said they owned 52,000 acres in eastern Arapahoe County, which was a non-irrigated farm facility. He said they raised wheat and fallowed. Mr. Gottshalk reported they fertilized crops with a byproduct from wastewater treatment. He explained the fertilizer stabilized and replenished the soil. He stated they needed a place to store the wheat they grew and were proposing six more metal grain bins to store an additional 62,500 bushels of grain. Further, Mr. Gottshalk reported they were proposing a 104-foot-tall tower, which could distribute the grain to the six bins. He asked the PC to approve the amendment to the LE.

There were discussions regarding who the primary consumers were. It was noted the applicant worked with Cargill in Byers, who currently sold the wheat. Potential revenue was considered. It was noted the goal was to offset the cost of trucking the waste and that there was really no windfall in revenue; however, it did offset the expense a little bit. Discussions ensued regarding wastewater product, local farming usage, number of employed by the district, and truck traffic generated.

Ms. Rieck opened the hearing for public comment. There were no public comments. The public hearing was closed.

It was moved by Ms. Latsis and duly seconded by Ms. Wollman, in the case of LE19-001, Metrogrow Farm Shop & Equipment Building / Location and Extent 1st Amendment, that the Planning Commission reviewed the staff report, including all exhibits and attachments, listened to the applicant's presentation and any public comment as presented at the hearing, and moved to approve the application based on the findings in the staff report, subject to the following condition:

- 1. Prior to signature of the final copy of these plans, the applicant shall address all of Public Works Staff comments and concerns.**

The vote was:

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| | Ms. Rieck, Yes; Ms. Chaffin, Yes; Mr. Miller, Yes; Mr. Sall, Yes; Ms. Latsis; Yes; Ms. Wollman, Yes. |
| ADJOURNMENT | There being no further business to come before the Planning Commission, the meeting was adjourned. |