



DELTA COUNTY

PLANNING & COMMUNITY DEVELOPMENT

DELTA COUNTY BOARD OF ADJUSTMENT MEETING

September 21, 2023 at 5:30 PM
County Commissioner's Meeting Room
560 Dodge St., Delta, CO 81416

Mike Twamley, Chair
Ron Hays, Vice-Chair
Robbie LeValley, Acting Director

AGENDA

A. CALL TO ORDER

ROLL CALL

DISTRICT 1
Mike Twamley
Ron Hays

DISTRICT 2
Vacant

DISTRICT 3
Candyce Blair

B. PUBLIC COMMENTS

This is time set aside for the public to comment on matters not on the agenda. The Chair may set a time limit for speakers.

C. AGENDA ADDITIONS, DELETIONS, AND CORRECTIONS

The Board of Adjustment Secretary will announce changes to the agenda that arose after posting of the agenda.

D. MEETING MINUTES

1. Regular Board of Adjustment Meeting for July 26, 2023
RECOMMENDATION Approve the action minutes as presented.

E. SCHEDULED ITEMS

1. PLN23-073/Schaaf
Consider two (2) variances reducing the required lot size in the A-35 zoning district to: Lot 1 (3.55+/- acres) and Lot 2 (7.86+/- acres). The subject property is located on the east side of Highway 348, Delta. (Parcels #34573630800 & 345736300406)
2. PLN23-077/Eason
Consider two (2) variances reducing the required lot size from 12.078-acres in the A-20 zoning district to: Lot 1 (7.7+/- acres) and Lot 2 (5.0+/- acres). The subject property is located west of Bull Mesa Road, Cedaredge. (Parcel #319536204002)
3. PLN23-084/Ballard
Consider two (2) variances reducing the required lot size from 37.65-acres in the A-20 zoning district to: Lot 1 (28.78-acres), Lot 2 (4.69-acres), and Lot 3 (4.07-acres). The subject property is located on the northwest corner of E Road and 2100 Road, Delta. (Parcel #345526400007)

F. BOARD COMMENTS, REQUESTS, AND REFERRALS

This is time set aside for the Board of Adjustment to comment, request, or refer a matter that is not on the agenda for future consideration.

G. DEPARTMENT REPORT

This is time set aside for the Director to report on matters affecting the Department.



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H. ADJOURN

CERTIFICATION OF POSTING

On Thursday, September 14, 2023 at 4:00 p.m., Brittany Haining did post the above AGENDA as public notice of the 09/21/2023 meeting. The official notice is placed on the front entrance of the Delta County Courthouse located at 501 Palmer, Delta, Colorado, and a courtesy copy is sent to the [Delta County website](#).