



DELTA COUNTY

PLANNING & COMMUNITY DEVELOPMENT

DELTA COUNTY BOARD OF ADJUSTMENT MEETING

May 22, 2025 at 5:30 PM
County Commissioner's Meeting Room
560 Dodge St., Delta, CO 81416

Candyce Blair, Chair
Kim Kelly, Vice-Chair
Shawn Gardner, Director

AGENDA

A. CALL TO ORDER

ROLL CALL

DISTRICT 1
Mike Twamley
Vacant

DISTRICT 2
Candyce Blair
Vacant

DISTRICT 3
Kim Kelly
Vacant

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 of February 27, 2025
RECOMMENDATION: Approve the action minutes as presented.

E. SCHEDULED ITEMS

1. Project #25-022/Fire Mountain Properties LLC
Consider a variance reducing the required lot size from 1-acres in the Res-1 zoning district to: Lot 1 (0.70-acres), Lot 2 (3.04-acres). The subject property is located on the south side of Bethlehem Road and the west side of Stahl Road, Paonia (Parcel #324301100005).

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.

H. ADJOURN

CERTIFICATION OF POSTING



DELTA COUNTY

PLANNING & COMMUNITY DEVELOPMENT

On Wednesday, May 14, 2025 at 2:30 PM, Angela Reed did post the above AGENDA as public notice of the 05/22/2025 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](#).