



Planning Commission Regular Meeting

448 E. 1st Street, Room 190 Salida, Colorado 81201
May 12, 2026 at 6:00 PM

Minutes

Email public comments to: planning@cityofsalida.com

Please register for the Planning Commission Meeting:

https://zoom.us/webinar/register/WN_xjx49yp6TRKd4wWX5LzyUw

After registering, you will receive a confirmation email containing information about joining the webinar. To watch live meetings:

<http://www.youtube.com/@cityofsalidacolorado>

Call to Order by Chairman

Roll Call

PRESENT

Commissioner, Co-Chair Francie Bomer
Commissioner Dan Bush
Commissioner Aaron Derwingson
Commissioner, Chairman Greg Follet
Commissioner Don Reimer

ABSENT

Commissioner Kenny Layton
Commissioner, Alternate Laura Pomerence

Approval of the Minutes

1. Approve Minutes

Approve Minutes from March 23 Regular Planning Commission Meeting

Commissioner, Co-Chair Bomer moved to Approve, seconded by Commissioner Derwingson.
Voting Yea: Commissioner, Co-Chair Bomer, Commissioner Bush, Commissioner Derwingson,
Commissioner, Chairman Follet, Commissioner Reimer

Voting Nay: None

Abstaining: None

MOTION PASSED.

Unscheduled Citizens

Amendment(s) to Agenda

Individuals with disabilities needing auxiliary aid(s) may request assistance by contacting the City Clerk at 448 E. 1st Street, Ste. 112, Salida, CO 81201, Ph.719-530-2626 at least 48 hours in advance.

Public Hearings

Public Hearings will follow the following procedure: A. Open Public Hearing B. Proof of Publication C. Staff Review of Application/Proposal D. Applicant's Presentation (if applicable) E. Public Input F. Close Public Hearing G. Commission Discussion H. Commission Decision or Recommendation

2. Conditional Use Application - 223 E 1st St

Commissioner, Co-Chair Bomer moved to Amend, seconded by Commissioner Bush.

Approve with staff conditions, amending:

4. The site is limited up to six (6) total Outdoor Vendors at any single time with ample room for restroom cleaning and/or trash vehicle clearance.

5. Onsite restrooms facilities need to be provided with hand sanitizer and locked at closing and adding:

8. Locate trash and restrooms away from residential fence and lock at closing.

9. Violations of City Code could result in revocation.

10. Applicant must comply with sight line code 16-4-60(g)

Voting Yea: Commissioner, Co-Chair Bomer, Commissioner Bush, Commissioner Derwingson, Commissioner, Chairman Follet, Commissioner Reimer

Voting Nay: None

Abstaining: None

MOTION PASSED.

3. South Ark Neighborhood Phase 1 Major Subdivision and Replat – 1st Amendment: Preliminary Plat (Review & Final Decision)

Commissioner, Co-Chair Bomer moved to Approve, seconded by Commissioner Bush.

Voting Yea: Commissioner, Co-Chair Bomer, Commissioner Bush, Commissioner Derwingson, Commissioner, Chairman Follet, Commissioner Reimer

Voting Nay: None

Abstaining: None

MOTION PASSED.

4. Corrections of Errors on the Official Zoning Map of the City of Salida and Adopting an Updated Zoning Map

Commissioner, Co-Chair Bomer moved to Approve, seconded by Commissioner Derwingson.

Voting Yea: Commissioner, Co-Chair Bomer, Commissioner Bush, Commissioner Derwingson, Commissioner, Chairman Follet, Commissioner Reimer

Voting Nay: None

Abstaining: None

MOTION PASSED.

Updates

Individuals with disabilities needing auxiliary aid(s) may request assistance by contacting the City Clerk at 448 E. 1st Street, Ste. 112, Salida, CO 81201, Ph.719-530-2626 at least 48 hours in advance.

Unfinished Business

New Business

Commissioners' Comments

Adjourn

Alternate Notice

******An alternate can only vote on, or make a motion on an agenda item if they are designated as a voting member at the beginning of an agenda item. If there is a vacant seat or a conflict of interest, the Chairman shall designate the alternate that will vote on the matter. If a Voting member shows up late to a meeting, they cannot vote on the agenda item if the alternate has been designated.