



**MORGAN COUNTY  
PLANNING AND BUILDING DEPARTMENT**

**November 23, 2020**

**TO:** Morgan County Board of Adjustments  
**DATE:** Monday November 23, 2020  
**TIME:** 5:30 P.M.  
**PLACE:** Assembly Room – Remote attendance via ZOOM

**The County is abiding by the Social Distancing Requirements in Public Health Order 20-28 for this meeting. Due to limited space in the assembly room, remote attendance is encouraged. If you have any questions regarding attending the meeting, please contact Pam Cherry at 970-542-3526.**

**To participate remotely may connect via Zoom Conferencing Access Information at:**  
<https://us02web.zoom.us/j/88696290304>

Or iPhone one-tap :

US: +16699009128,,88696290304# or +12532158782,,88696290304#

Or Telephone:

Dial(for higher quality, dial a number based on your current location):

US: +1 669 900 9128 or +1 253 215 8782 or +1 346 248 7799 or +1 646 558 8656 or +1 301 715 8592 or +1 312 626 6799

**Webinar ID: 886 9629 0304**

**NOTICE**

Roll Call  
Minutes of July 20, 2020  
Approve the Agenda

**AGENDA**

**New Business:**

**1. Mike A. Skeans as applicant and Western Sugar Coop as landowner**

A variance to the maximum fence height requirements in the Heavy Industrial zone district. Said property is zoned "HI" High Industrial Zone and is located directly North of Interstate 76 and addressed as 18317 Highway 144, Fort Morgan, CO 80701.

**Legal Description:** SW<sup>1</sup>/<sub>4</sub> of Section 31, Township 4 North, Range 57 West North of Interstate 76, and in the SE<sup>1</sup>/<sub>4</sub> Section 36, Township 4 North, Range 58 West and the vacated road of the 6th P.M. Morgan County, Colorado.

**Variance Request:**

Variance to Table 1 of Appendix B, Zone District Bulk Requirements and Special Design Standards Chart of the Morgan County Zoning Regulations.

The request is to construct 25' high wind fence that will reduce wind volume and mitigate dust.

**2. Wagon Wheel Homes, LLC as applicant and landowner**

A variance to setback requirements in the Agriculture Production zone district. The property is addressed as 21589 County Road R.

**Legal Description:** The property is located in the SW <sup>1</sup>/<sub>4</sub> of the SE <sup>1</sup>/<sub>4</sub> of Section 3, Township 3 North, Range 57 West of the 6<sup>th</sup> P.M., Morgan County, Colorado.

**Variance Request:**

Variance to Table 1 of the Appendix B, Zone District Bulk Requirements and Special Design Standards Chart of the Morgan County Zoning Regulations.

The request is to reduce the front setback from 30' to 12.00', and the side setback from 25' to 24.00', and the rear setback from 20' to 14.00'.

**OTHER MATTERS:**

**ADJOURN:**