



Affordable Housing Code Task Force
City Hall -250 North 5th Street, Grand Junction, CO 81501
Training Room, 2nd Floor City Hall
April 2, 2026 (3:30 p.m. – 5:30 p.m.)

Registration URL -
https://attendee.gotowebinar.com/register/5922030554406777689

- 1. Review of Code Amendment Spreadsheet
a) Detention Ponds (review of staff recommendation) Tamra Allen, Ron Abeloe
2. Discussion on Pending Recommendations
a) Bike Parking TF/ Staff, Kelly Maves/Mark Austin
b) CID Kevin Bray/Ron Abeloe/Ivan Geer
c) Significant Trees Kevin Bray/Ron Abeloe/Ivan Geer
3. Meeting Updates
a) TEDS Scoping Ivan Geer
b) Surveying Ron Abeloe

Current Focus/Assignments: Items not yet discussed with the Task Force but are on the agenda to discuss.

- TEDS (4'Sidewalks and Street Sections) Scope for consultant Ivan /Mark /Keith
Survey Ron Abeloe/Ivan Geer/Mike Foster
Plat Expirations Keith Ehlers/Ron Abeloe
Local Agency/Length of Review Time Kim Kerk/Ivan Geer
Code and Statute Citations Ivan Geer
Legal
Cottage Court Decision
Lot size/Width (TF Involvement)
Overlaps – Exactions/Fees
24 Road Overlay
Market Driven Amenities
CC&R Review
Roaring Fork vs. St. Jude
Subdivision Code

Recommendations/Pending Action: Items that have been discussed at the Task Force and those assigned to write up the recommendation on the Recommendation Template Form to submit to Co-Chairs and Kimberly.

- Bicycle Storage/Parking City Council 1st Reading 3.18.26 Mark /Mike
Pulled from Council Agenda, back to TF



Significant Trees	<i>PC Hearing TBD</i>	Kevin Bray
CID Certified Irrigation Designer	<i>PC Hearing - TBD</i>	Ron /Ivan/Kevin
Detention Ponds	<i>PC Hearing - TBD</i>	

Items on Hold

Change of Use	Mike Foster (Hold)
Minor Site Plan Trigger	Mike Foster (Hold)
Resources/Consultant	Mayor Kennedy/Mike Bennett

Next Action Items: Items to be added to the agenda.

Completed Items

ADA Digital Compliance	(Completed)
Inclusionary Zoning-Linkage Fee	(Forwarded to Council as information only)
Pre-Application Meeting	(Completed)
Pre-Application Checklist	(Completed)
Pedestrian Access/Connections	(Completed)
Revocable Permit - Staff is bringing forward a text amendment.	