



Date: Monday, January 24, 2022
Time: 3:00 PM
Location: Hybrid: In-Person, Hearing Room, 1st Floor, 200 West Oak Street, Fort Collins or Virtual, Zoom link - https://larimer-org.zoom.us/webinar/register/WN_IHw1-poJRj-pji_jW0T83Q

LAND USE HEARING AGENDA

Call to Order

Pledge of Allegiance

Public Hearing Consent Items:

*Will not be discussed unless requested by Commissioners or members of the audience.

**Board to sign F&R at the Hearing

1. ** Mesa Mobile Home Park, LLC Appeal, File No. 21-GNRL0526

Staff Contacts: Samantha Lasher, Planning, Connor Sheldon, Engineering

Request: Request to have the Board of County Commissioners accept a determination of the City of Fort Collins to decline annexation of a property and allow a Special Review application to be processed by Larimer County.

Location: 4517 E. Mulberry Street, Fort Collins, CO 80524; located approximately 0.45 miles east of the intersection of Interstate-25 and Mulberry Street

Applicant: Porter Chase, Follett USA, 3600 American River Drive, Sacramento, CA 95864

Owner: The Mesa Mobile Home Park, LLC, 3600 American River Drive, Suite 215, Sacramento, CA 95864

Development Services Team Recommendation: The Development Services Team recommends approval of the Mesa Mobile Home Park, LLC Appeal, File# 21-GNRL0526, subject to the condition outlined in the staff report.

2. ** Alps Minor Land Division, File No. 21-LAND4125

Staff Contacts: Doug May, Planning; Connor Sheldon, Engineering; Lea Schneider, Health

Request: A Minor Land Division to divide five existing lots into seven lots, as well as to bring a nonconforming lot containing two residences into compliance by splitting it into two lots.

Location: Located at the intersection of W. County Road 18 and Alps Ranch Road; more specifically located at 1609, 1853, 1900, 1912 Alps Ranch Road and 5800 County Road 18, Loveland, CO.

Applicants: Chase J. Corbridge, Coffey Engineering, 4045 St. Cloud Drive, Loveland, CO 80538

Owners: Skyler D. Alps, Amy Alps, 1853 Alps Ranch Road, Loveland, CO 80537

Development Services Team Recommendation: The Development Services Team recommends Approval of the Alps Minor Land, File #21-LAND4125, subject to the conditions outlined in the staff report and authorization for the chairman to sign the plat when the conditions are met and the plat is presented for signature.

Adjourn

Per the Americans with Disabilities Act (ADA), Larimer County will provide a reasonable accommodation to qualified individuals with a disability who need assistance. Services can be arranged with at least seven (7) business days' notice. Please email us at scrutcc@larimer.org or by calling 970-498-7686 or Relay Colorado 711 "Walk-in" requests for auxiliary aids and services will be honored to the extent possible but may be unavailable if advance notice is not provided.