



Date: Monday, August 22, 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_6-XZVsb8QTmLvw2f2o3ujA

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. ** Amended Plat of Lot 29 Cushman Estates, First Filing Subdivision and Lot 1, High Plains Subdivision, File No. 22-LAND4247

Staff Contacts: Samantha Lasher, Planning, Steven Rothwell, Engineering, Lea Schneider, Health

Request: Amended Plat of Lot 29 in the Cushman Estates 1st Filing Subdivision and Lot 1 in the High Plains Subdivision to reconfigure existing lot lines and to amend the existing building and septic field envelopes on Lot 1 so the existing single-family residence sits entirely within the building envelope.

Location: 5080 and 5112 Sherman Drive, Berthoud, CO 80513; Located approximately 0.4 miles west of the intersection of N. County Road 23E and W. County Road 8E

Applicant: Bryan Redd III, 5080 and 5112 Sherman Drive, Berthoud, CO 80513

Owners: Bonnie Redd, 5080 and 5112 Sherman Drive, Berthoud, CO 80513; Bryan Redd III, 5080 and 5112 Sherman Drive, Berthoud, CO 80513; John Havens, 5080 Sherman Drive, Berthoud, CO 80513

Development Services Team Recommendation The Development Services Team recommends approval of the Amended Plat of Lot 29, Cushman Estates, First Filing Subdivision and Lot 1, High Plains Subdivision, File No. 22-LAND4247, subject to the conditions listed in the staff report.

2. ** Jones Conservation Development, File No. 21-LAND4133

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

Request: Preliminary Plat review for a Conservation Development to divide a 35.1-acre parcel into two lots at approximately 10-acres and 25.1-acres including a 6.98-acre building envelope, located in the O – Open zoning district.

Location: Located on the west side of Golden Valley Road, approximately .2 miles south of the intersection of Golden Valley Road and West County Road 18.

Applicants: Andrew Baker, AICP; Baseline Engineering Corporation; 112 N. Rubey Dr., Ste. 210, Golden, CO 80403

Owners: Todd Jones, HCR Investments, LLC, 300 Madison Ave., Loveland, CO 80537

Development Services Team Recommendation: Planning Commission recommends to the Larimer County Board of County Commissioners approval of the Jones Conservation Development, File No. 21-LAND4133, subject to the conditions noted in the staff report.

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 planningcirt@larimer.org or by calling 970-498-7719 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.