

Date: Monday, February 28, 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_J2FS-V5_TDS0AgJg3tu9HQ

LAND USE HEARING AGENDA

Call to Order

Pledge of Allegiance

Public Hearing Consent Item(s)

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

**Board to sign F&R at the Hearing

1. * Gregory Cove Planned Land Division & Rezone, File No. 21-LAND4126

Staff Contacts: Tawn Hillenbrand, Planning; Steven Rothwell, Engineering; Lea Schneider, Health

Request: A) A Planned Land Division to divide an existing 5.43-acre parcel into five (5) total residential lots and two (@) outlots, and B) A rezoning from UR-1 Urban Residential to PD-Planned Development.

Location: Located on the east side of Gregory Road approximately 600-feet north of the intersection of Gregory Road and Country Club Road.

Applicants: Ripley Design, Inc., c/o Russell (Russ) Lee

Owners: K&M Complanly LLLP

Development Services Team Recommendation: A) The Development Services Team recommends that the Planning Commission recommend to the Board of County Commissioners approval of the Gregory Cove Planned Land Division, File #21-LAND4126, subject to the conditions noted in the staff report.

B) The Development Services Team recommends that the Planning Commission recommend to the Board of County Commissioners approval of the rezoning from UR-1 Urban Residential to PD - Planned Development, File #21-LAND4126, subject to the conditions noted in the staff report.

Public Hearing Discussion Items:

1. Covey Special Exception Post Approval Modification, File No.18-ZONE2425

Staff Contacts: Tawn Hillenbrand, Planning; Steven Rothwell, Engineering; Lea Schneider, Health

Request: Amended Special Exception approval to allow: 1.) Outdoor amplified music and microphone use during ceremonies in the garden area; 2.) The existing overhead doors on the community hall building to be open during receptions; 3.) An increase in the allowed maximum number of events per year from the previously approved 24 events annually to a maximum 50 events annually; and 4.) An increase in the allowed maximum number of attendees per event from the previously approved 130 to 150 total attendees per event.

Location: 2661 W. County Road 64, Fort Collins, CO; located on the south side of County Road 64 approximately one-half mile west of the intersection of County Road 64 and County Road 19 (Taft Hill Road)

Applicants: Lloyd and Janice Leflet

Owners: Lloyd and Janice Leflet

Development Services Team Recommendation: The Development Services Team recommends approval of the Covey Special Exception Post Approval Modification, File #18-ZONE2425 subject to the conditions noted in the staff report.

Adjourn