

Date: Wednesday, February 16, 2022

Time: 6:00 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_qvXnvD0bSxuQHVG9CpXasA

PLANNING COMMISSION MEETING AGENDA

Call to Order

Pledge of Allegiance

Public Comment on the County Land Use Code or Regarding Relevant Land Use Matters not on the Agenda or Future Proposals

Approval of Minutes

January 19, 2022

Amendments to the Agenda

Consent Items

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

1. * Taylor Planned Land Division/Planned Development and Appeals, File No.21-LAND4135

Staff Contacts: Samantha Mott, AICP, Planning; Steven Rothwell, Engineering Department; Lea Schneider, Health Department

Request: A) A Planned Land Division to divide an existing 35.5-acre parcel into two (2) total residential lots, and B) A rezoning from RR-2 Rural Residential to PD – Planned Development, and C) Appeals to the Land Use Code: Article 4.3.5. (On-lot septic in a Growth Management Area), Article 4.5.4.B.1 (connectivity), Article 5.3.A (Public Right-of-Way), Article 5.3.1.C.2 (Urban Street Standard), Article 4.7 (Landscaping), and Article 5.2.1.7 (Lot Width to Depth Ratio).

Location: Located approximately 1/4 of a mile east of the intersection of S. County Road 5 and Highway 14 on the north side of the road; 5420 E. Highway 14, Fort Collins.

Applicants: Jack Taylor 5420 Highway 14 Fort Collins, CO 80524

Owners: Jack Taylor 5420 Highway 14 Fort Collins, CO 80524 and Kelly Taylor 7005 Clearwater Drive Loveland, CO 80538

Development Services Team Recommendation: A) The Development Services Team recommends that the Planning Commission recommend to the Board of County Commissioners approval of the Taylor Planned Land Division, File #21-LAND4135, subject to the conditions outlined 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 RR-2 Rural Residential to PD - Planned Development, File #21-LAND4135, subject to the conditions outlined in the staff report. C) The Development Services Team recommends that the Planning Commission recommend to the Board of County Commissioners approval of the Appeals to the following Articles in the Land Use Code: Article 4.3.5. (On-lot Septic in a Growth Management Area), Article 4.5.4.B.1 (Connectivity), Article 5.3.A (Public Right-of-Way), Article 5.3.1C.2 (Urban Street Standard), Article 4.7 (Landscaping), and Article 5.2.1.7 (Lot Width to Depth Ratio).

Reports From Staff

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 call (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.