**City Planning Commission**

**Meeting Agenda**

DATE: Thursday, October 20, 2016

TIME: 8:30 a.m.

PLACE: City Hall Council Chambers

 107 North Nevada Avenue

 Colorado Springs, CO 80903

NOTE: *ITEMS WILL NOT BE HEARD IN THE SEQUENCE LISTED BELOW. The hearing order will be finalized approximately five (5) business days prior to the hearing date and available online at:* <https://coloradosprings.legistar.com/Calendar.aspx>

*If you have questions, please contact the City of Colorado Springs Land Use Review Division at* **(719) 385-5905 and reference the file number listed below.**

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| **FILE NOS.:****CPC PUZ 16-00094**(Quasi-Judicial)**CPC PUD 16-00095**(Quasi-Judicial)**PLANNER:**Katie Carleo | Request by NES Inc., on behalf of Crowne Partners Inc., for approval of the following development applications: 1. A zone change from PBC/AO (Planned Business Center with Airport Overlay) and PUD/AO (Planned Unit Development; mixed residential, including assisted senior living, 50-foot 7-inch maximum building height, 24.99 dwelling units per acre with Airport Overlay) to PUD/AO (Planned Unit Development; multi-family residential, 58-foot maximum building height, 22 (DU/AC) with Airport Overlay).
2. The new Crowne at Briargate PUD Development Plan for a 276 multi-family residential units.

The site is located southwest of Grand Cordera Parkway and Argentine Pass Trail consisting of 12.73 acres. |
| **FILE NOS.:****CPC MP 07-00061-A4MJ16**(Quasi-Judicial)**CPC PUZ 16-00102**(Quasi-Judicial)**CPC PUP 16-00103**(Quasi-Judicial)**CPC PUD 16-00104**(Quasi-Judicial)**PLANNER:**Katie Carleo | A request by Matrix Design Group, on behalf of High Valley Land Company, Inc., for approval of the following development applications:1. A Major Amendment to the approved Briargate Master Plan to change the land use designation from residential 0-1.99 (DU/AC) to residential 2-3.49 DU/AC. The overall density is 2.63 DU/AC.
2. A zone change from A (Agriculture) to PUD (Planned Unit Development; single-family detached, 2.63 DU/AC, 36-feet maximum building height) consisting of 116.82 acres.
3. The Cordera 4 & 5 Concept Plan
4. The Cordera 4 Development Plan.

The site is currently zone A (Agriculture) located south of Old Ranch Road and east of Cordera Crest Avenue, consisting of 29.51 acres.  |
| **FILE NO.S:****CPC ZC 16-0039**(Quasi-Judicial)**CPC CP 16-00040**(Quasi-Judicial)**PLANNER:**Lonna Thelen | A request by Paulson Architects, P.C. on behalf of Harrison School District 2 for approval of the following development applicants: 1. A zone change from R (Estate, Single-Family Residential) to C-6 (General Business).
2. A concept plan to allow an Automotive Storage yard use for outdoor storage of RV’s.

The property is zoned R (Estate, Single-Family Residential), contains 4.5 acres, and is located south of Harrison High School on Janitell Rd. |
| **FILE NO.S:****CPC CM1 16-00100**(Quasi-Judicial)**PLANNER**:Rachel Teixeira | Request by Powder River Development on behalf of Clark Exchange Properties, LLC. for approval of a CMRS project. The property, zoned C6 (General Business), consists of 0.59 acres and is located at 424 N. Chelton Road.  |
| **FILE NO.S:****CPC CU 16-00120**(Quasi-Judicial)**PLANNER:**Lonna Thelen | A request by YOW Architects on behalf of Heriwest USA LLC for a conditional use to allow a kennel in the C-5 (Intermediate Business) zone district. The property is zone C-5 (Intermediate Commercial), contains 2.96 acres, and is located at 856 Arcturus Dr. |
| **FILE NO.S:****CPC A 16-00107**(Legislative)**CPC ZC 16-00108**(Quasi-Judicial)**PLANNER:**Mike Schultz | Request by Land Development Consultants, Inc. on behalf of Kevin and Kandyce Harsuiker for approval of the following applications: 1. An annexation of the Hartsuiker Addition.
2. The request would establish of a zone district of R-2 (Two-family Residential).

The subject property is zoned RR-5 (El Paso County Zoning) located at 5135 Copper Drive and consists of .523 acres. |
| **FILE NO.S:****CPC A 16-00109**(Legislative)**CPC ZC 16-00110**(Quasi-Judicial)**PLANNER:**Mike Schultz | Request by Land Development Consultants, Inc. on behalf of Ruth Bowen for approval of the following development applications:1. An annexation of the Bowen Addition
2. The establishment of a zone district of R-2 (Two-family Residential).

The subject property is zoned RR-5 (El Paso County Zoning), located at 5085 Silver Drive and consists of .849 acres |
| **FILE NO.S:****CPC CA 16-00115**(Legislative)**PLANNER:**Meggan Herington | An Ordinance Amending Section 201 (Definitions Enumerated) of Part 2 (Definitions of Article 2 (Basic Provisions, Definitions and Land Use Types and Classifications)' Section 1205 (Nonconforming Lots) of Part 12 (Nonconforming Development) of Article 5 (Administration and Procedures), and Multiple Sections of Article 7 (Subdivision Regulations) All within Chapter 7 (Planning, Development and Building) of the Code of the City of Colorado Springs 2001, as amended, Pertaining to Waiver of Replat.  |
| **FILE NO.S:****CPC CA 16-00116**(Legislative)**PLANNER:**Meggan Herington  | An Ordinance Amending Section 203 (Parking Space Requirements by use) and Creating New Section 204 (Alternative Parking Options) of Part 2 (Off-Street Parking Standards) of Article 4 (Site Development Standards) of Chapter 7; (Planning, Development and Building) of the Code of the City of Colorado Springs, 2001 as amended, pertaining to Parking and ADA Compliance. |
| **FILE NO.S:****CPC CA 16-00008**(Legislative)**PLANNER**:Carl Schueler | Further consideration of an Ordinance repealing and reordaining Section 906 (Appeals) of Part 9 (Notice, Hearings and Appeals) of Article 5 (Administration and Procedures) of Chapter 7 (Planning, Development and Building) of the Code of the City of Colorado Springs 2001, as amended, pertaining to appeals. |
| **FILE NO.S:****CPC CA 16-00079**(Legislative)**PLANNER:**Peter Wysocki | Request by the Planning & Community Development Department of the City of Colorado Springs for approval of a revision to Section 7.4.506, Review of Geologic Hazard Studies of Part 5, Geologic Hazard Study and Mitigation of Chapter 7, Planning Development and Building of the Code of the City of Colorado Springs, 2001, as amended.  |
| **FILE NO.S:****CPC MP 16-00122**(Quasi-Judicial)**PLANNER**:Carl Schueler | A request by The City of Colorado Springs Planning and Community Development Department together with the City’s Public Works and Parks Department for adoption of the Shooks Run Corridor Facilities Master Plan as an element of the Colorado Springs Comprehensive Plan . This multi-disciplinary plan provides a vision, context and detailed planning options for stormwater, multimodal transportation and parks improvements along the entire approximately 4.2 mile corridor.  The plan also presents opportunities for development and redevelopment of some properties within the corridor.   |
| **FILE NO.S:****CPC MP 09-00027-A1MJ16**(Legislative)**PLANNER**:Ryan Tefertiller | A request by The City of Colorado Springs Planning and Community Development Department together with the Colorado Springs Downtown Development Authority (DDA) for a major amendment to the Downtown Colorado Springs Master Plan. The proposed “Experience Downtown” plan will replace the 2007 Imagine Downtown plan of development, which established the DDA, as well as the 2009 Imagine Downtown Master Plan.  |