

development summary



File # 7-87 Name 1987 Zones of Annexation Date 3/4/87

PROJECT LOCATION: Various

PROJECT DESCRIPTION: Zoning of previous annexations (see below).

REVIEW SUMMARY (Major Concerns)

| POLICIES COMPLIANCE | YES | | NO * | | TECHNICAL REQUIREMENTS | SATISFIED | | NOT SATISFIED * | |
|--|-----|--|------|--|---------------------------|-----------|--|-----------------|--|
| | | | | | | | | | |
| Complies with adopted policies | X | | | | Streets/Rights Of Way N/A | | | | |
| Complies with adopted criteria | X | | | | Water/Sewer N/A | | | | |
| Meets guidelines of Comprehensive Plan | X | | | | Irrigation/Drainage N/A | | | | |
| | | | | | Landscaping/Screening N/A | | | | |
| | | | | | Other: _____ | | | | |

* See explanation below

Zoning Paradise Hills Annex #1 to RSF-4
 Zoning Patterson Road Annex to RSF-4

Above proposed zones are closest in density to previous County zones and best reflect existing uses.
 Zoning South 15th Street Annex to PZ.
 This annexation is owned by the State of Colorado and is used as temporary tailings repository.

STATUS & RECOMMENDATIONS:

No objection recieved on any of the above.

Planning Commission Action
 Recommend Approval.

development summary



File # 7-87 Name 1987 Zones of Annexation Date 7/9/87

PROJECT LOCATION: Krey enclave

PROJECT DESCRIPTION: A request to zone the Krey Annexation Residential Multi-Family (RMF-16) on approximately 18.8 acres.

REVIEW SUMMARY (Major Concerns)

| POLICIES COMPLIANCE | YES | | NO * | | TECHNICAL REQUIREMENTS | | SATISFIED | | NOT SATISFIED * | |
|--|-----|--|------|--|------------------------|-----|-----------|--|-----------------|--|
| | | | | | | | | | | |
| Complies with adopted policies | X | | | | Streets/Rights Of Way | N/A | | | | |
| Complies with adopted criteria | X | | | | Water/Sewer | N/A | | | | |
| Meets guidelines of Comprehensive Plan | N/A | | | | Irrigation/Drainage | N/A | | | | |
| | | | | | Landscaping/Screening | N/A | | | | |
| | | | | | Other: _____ | | | | | |

* See explanation below

Because of topographic constraints and access concerns, Planning Commission felt uncomfortable with the RMF-16 zone. The PR-10 zoning exists to the north of the Krey annexation. This zone designation acknowledges the appropriateness of multi-family use, while requiring that a plan be submitted at the time of development.

STATUS & RECOMMENDATIONS:

The site seems appropriate for multi-family development. PR-10 offers the most flexibility for the property owner as well as control over the specific site design.

Planning Commission Action

Recommendation of PR-10 zoning.

GJPC

- March 3, 1987
- 1) Krey Annexation Pallet
 - 2) Patterson Road Approval
 - 3) S. 15th St. "
 - 4) Paradise Hills # 1 "

March 18, 1987 Items 2 through 4 were approved

ORDINANCE # 2333

GJPC July 7, 1987 - Krey Annexation
recommend zoning of PR 10

CIC Aug. 5, 1987 - Approved as PR 10 (Krey Annexation)