Administration Building
West Hearing Room
5334 S. Prince St.
Littleton, CO 80120
303-795-4630
Relay Colorado 711
303-795-4630 Audio Agenda Line

Nancy A. Doty, Chair, District 1
Nancy Sharpe, District 2
Rod Bockenfeld, District 3
Nancy Jackson, Chair Pro-Tem, District 4
Bill Holen, District 5

Study Session

September 19, 2016

The Arapahoe County Board of County Commissioners typically holds weekly Study Sessions on Monday and Tuesday. Study Sessions (except for Executive Sessions) are open to the public and items for discussion are included on this agenda. Agendas (except for Executive Sessions agendas) are available through the Commissioners' Office or through the County's web site at www.arapahoegov.com. Please note that the Board may discuss any topic relevant to County business, whether or not the topic has been specifically noticed on this agenda. In particular, the Board typically schedules time each Monday under "Committee Updates" to discuss a wide range of topics. In addition, the Board may alter the times of the meetings throughout the day, or cancel or reschedule noticed meetings. Questions about this agenda? Contact the Commissioners' Office at 303-795-4630 or by e-mail at commissioners@arapahoegov.com

Study Session Topics

9:00 A.M. Calendar Updates (WHR)
Diana Maes
BoCC Administration Manager

10:00 A.M. BOCC Updates (WHR)
Board of County Commissioners

10:30 A.M. Department Director Update (BoCC Conference Room)
Board of County Commissioners

11:30 A.M. Live Streaming Video Preview
Demonstration of the Live Streaming Video capability for Board of County Commissioners Public Meetings

Andrea Rasizer, Director, Communication Services
BoCC

Break

1:00 P.M. *Align Arapahoe - Quality Of Life (WHR)
Request: Information

Matthew Nii, Performance Management Analyst

Manisha Singh, Director, Department of Strategy and Performance
Elected Officials
Department Directors

2:00 P.M. *Drop In (WHR)
Board of County Commissioners

1. BOA Referral - Special Exception Use Case - BOA-2016-00014
   Discuss a Board of Adjustment referral regarding a Special Use Exception application to operate a kennel at 1054 S. County Road 129, Bennett, Colorado

   Request: Information/Direction

   Tammy King, Zoning Administrator, Public Works and Development
   David Schmit, Director, Public Works and Development
   Robert Hill, Senior Assistant County Attorney

   Documents:

   BOCC REFERRAL.PDF

2. Select Source Procurement Waiver - Real Estate Services Affiliation
   Discussion of a request from Facilities and Fleet Management for a waiver of the Arapahoe County Purchasing Policy for a select source procurement to enter into a contract arrangement with Inverness Properties (Inverness) that would enable Ken Morris, Projects Management Manager and Dick Hawes, Director, Facilities and Fleet Management, to work under their real estate brokerage supervision for county property and leasing transactions

   Request: Information/Direction

   Dick Hawes, Director, Facilities and Fleet Management
   Keith Ashby, Purchasing Manager, Finance
   John Christofferson, Deputy County Attorney

   Documents:

   BSR - SELECT SOURCE PROCUREMENT WAIVER - RE ASSOCIATION.DOC

3. South Suburban Parks And Recreation District Easement Request
   Discussion of a request from South Suburban Parks and Recreation District (SSPR) to grant an easement across County property to install a new water service to the South Suburban Golf Course (GC)

   Request: Information/Direction

   Dick Hawes, Director, Facilities and Fleet Management
   Todd Weaver, Budget Manager, Finance
   John Christofferson, Deputy County Attorney

   Documents:

   BSR - SSPR ACCESS EASEMENT.DOC
   20160808 EASEMENT REQUEST FROM ARAP CO.PDF

2:20 P.M. * Executive Session (WHR)
Executive Study Session and County Attorney Administrative Meeting [Section 24-6-402 (4)(b)C.R.S.](As required by law, specific agenda topics will be announced in open

meeting prior to the commencement of the closed and confidential portion of this session) (WHR)

Ron Carl, County Attorney

*** To Be Recorded As Required By Law**
WHR - West Hearing Room

Arapahoe County is committed to making its public meetings accessible to persons with disabilities. Assisted listening devices are available. Ask any staff member and we will provide one for you. If you need special accommodations, contact the Commissioners' Office at 303-795-4630 or Relay Colorado 711.
Please contact our office at least 3 days in advance to make arrangements.

BOARD OF COUNTY COMMISSIONER REFERRAL

Board of Adjustment Case Number: BOA-2016-00014

Board Hearing Date: 23 September 2016

Address: 1054 S County Road 129-Kennel

Case Manager: Michelle Lantz

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_____
_____

_____
Commissioner Nancy N. Sharpe

_____
_____
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Commissioner Nancy Doty

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Commissioner Nancy Jackson

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Commissioner Bill L. Holen

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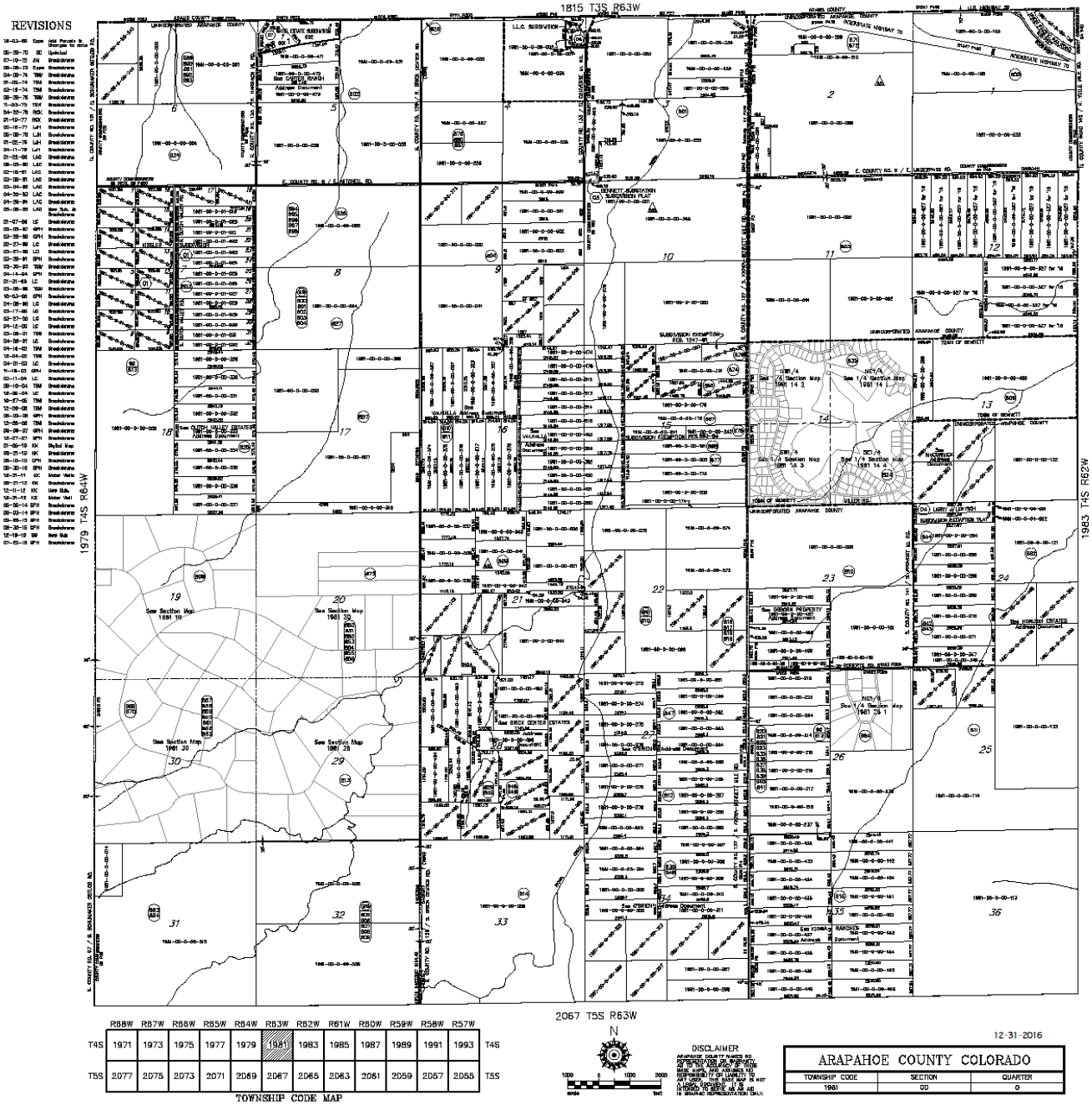
Commissioner Rod Bockenfeld

BOARD OF ADJUSTMENT PUBLIC HEARING
September 23, 2016
1:00 P.M.

SUBJECT: CASE NO. BOA-2016-00014, KARA LANGE
VARIANCE / SPECIAL EXCEPTION USE
Michelle Lantz, Community Compliance Officer **September 6, 2016**

<u>VICINITY MAP</u>; the site is located at 1054 S. County Road 129, Bennett, CO 80102. The property is zoned A-1 (Agricultural) and located within Election District 3.



BOARD OF ADJUSTMENT PUBLIC HEARING
September 23, 2016
1:00 P.M.

SUBJECT: CASE NO. BOA-2016-00014, KARA LANGE
VARIANCE / SPECIAL EXCEPTION USE
Michelle Lantz, Community Compliance Officer **September 6, 2016**

LOCATION: The site is located at 1054 S. County Road 129, Bennett, CO 80102. The property is zoned A-1 (Agricultural) and located within Election District 3.

ADJACENT SUBDIVISIONS, ZONING, AND LAND USES:

North	-	A-1 (Agricultural/Single Family)
South	-	A-1 (Agricultural/Single Family)
East	-	A-1 (Agricultural/Single Family)
West	-	A-1 (Agricultural/Single Family)

PROPOSAL:

The applicant and owner, Ms. Kara Lange, is requesting approval of a variance to construct a portion of fencing 6 ft. in height in front of the principle structure. Construction of the fence will exceed the maximum allowable height of 3 ft. permitted in front of the principle structure as identified in the Land Development Code.

The applicant is also requesting approval of a Special Exception Use for a Kennel to keep up to 16 dogs over the age of 6 months. Kennel is defined as "Any premises where any combination of dogs, cats or other household pets, totaling four (4) or more animals, six (6) months of age or older, are kept, boarded or bred for the intention of profit."

I. BACKGROUND

The A-1 Zone District is intended to provide and preserve land for agricultural and rural economic uses in the Rural Area of unincorporated Arapahoe County as designated in the Comprehensive Plan. The primary uses allowed in this district are agricultural and open land uses, agriculture-dependent or agriculture-related uses, and other uses supportive of a rural, agriculture-based economy. Minimum lot area is 19 acres. A-1 allows for (4) pets and no limit on agricultural animals per acre.

13-1004 CONDITIONS FOR VARIANCE
The establishment of a hardship shall be clearly demonstrated by the applicant for variance, and the following conditions must be shown by the applicant:

13-1004.01
The strict application of these Regulations would result in practical difficulties or unnecessary hardships inconsistent with the general purpose and intent of the Regulations.

13-1004.02
Any variance shall not grant special privileges inconsistent with the limitations upon other properties in the vicinity and zoning district in which the subject property is located.

13-1004.03
Because of special, applicable circumstances, including size, shape, topography, or location, the strict application of these Regulations will deprive the subject property of privileges enjoyed by other properties in the vicinity and under identical zone classification; or that there are exceptional circumstances or conditions applicable to the property involved or to the intended use or development of the property that do not apply generally to other property in the same zone or neighborhood.

13-1004.04
That the condition or situation for which the variance is sought is not of so general a nature that the formulation of regulations would be necessary to insure consistent application of the regulations.

13-1004.05
That the granting of a variance will not be substantially detrimental to the public good and will not substantially impair the intent and purpose of these Regulations.

13-1004.06
That the granting of a variance will not be contrary to the objectives of the Arapahoe County Comprehensive Plan.

II. DISCUSSION

Staff review of this application included a comparison of the proposal to the Comprehensive Plan, zoning and subdivision regulations, and an analysis of referral comments.

1. Comprehensive Plan:

The A-1 Zone District is intended to correspond to and implement the “Rural Area Uses” and “Open Space” land use categories designated in the Land Use Plan element of the Comprehensive Plan.

2. Ordinance Review and additional Background Information

Chapter 12-803 Requirements of Fences letter “B. Except as otherwise provided in this Section, fences erected in front of any building on a zone lot shall not exceed three feet (3') in height.”

Chapter 4-300 A-E and A-1 District Performance Standards and Allowed Uses identifies “Kennel” as an allowed use in the A-1 zone district through a Special Exception Use.

3. Referral Comments

Comments received as a result of the referral process are as follows:

- Board of County Commissioners:
- Planning: Attached
- Engineering: Attached
- County Attorney:
- East Arapahoe County Advisory Planning Commission: Attached

III. STAFF FINDINGS:

Staff has visited the site, reviewed the plans and supporting documentation, referral comments, as well as citizen input in response to this application. Based upon review of applicable policies and goals in the Land Development Code and analysis of referral comments, our findings include:

A Kennel, as defined in the Land Development Code, is an allowed use in the A-1 zone with approval of a Special Exception Use.

Attachments

1. Variance application
2. Letter of Intent
3. Referrals

Arapahoe County
Colorado's First

ARAPAHOE COUNTY BOARD OF ADJUSTMENT
APPLICATION FOR
SPECIAL EXCEPTION USE

CASE # BOA-2016-00014

DATE Aug. 8th 2016 CASE MANAGER Michelle Lantz

NAME OF APPLICANT Kara Lange

ADDRESS 1054 South County Road 129 Bennett, CO 80102

ZIP CODE 80102 PHONE 303-435-6445 E-MAIL Kara.a.Lange@gmail.com

NAME OF PROPERTY OWNER Kara Lange & Karen Lange

ADDRESS 1054 South County Road 129 Bennett, CO 80102

ZIP CODE 80102 PHONE 303-435-6445

ADDRESS OF PROPOSED USE 1054 South County Road 129 Bennett, CO 80102

ZONE A-1 ACREAGE 35.01

LEGAL DESCRIPTION Parcel # 1981-00-0-00-375

PROPOSED SPECIAL EXCEPTION USE SEU Kennel Permit

LAND DEVELOPMENT CODE REFERENCE A-1

K Lange Karen Lange — Owner's signature

K Lange Karen Lange — Applicant's signature

Referred To:

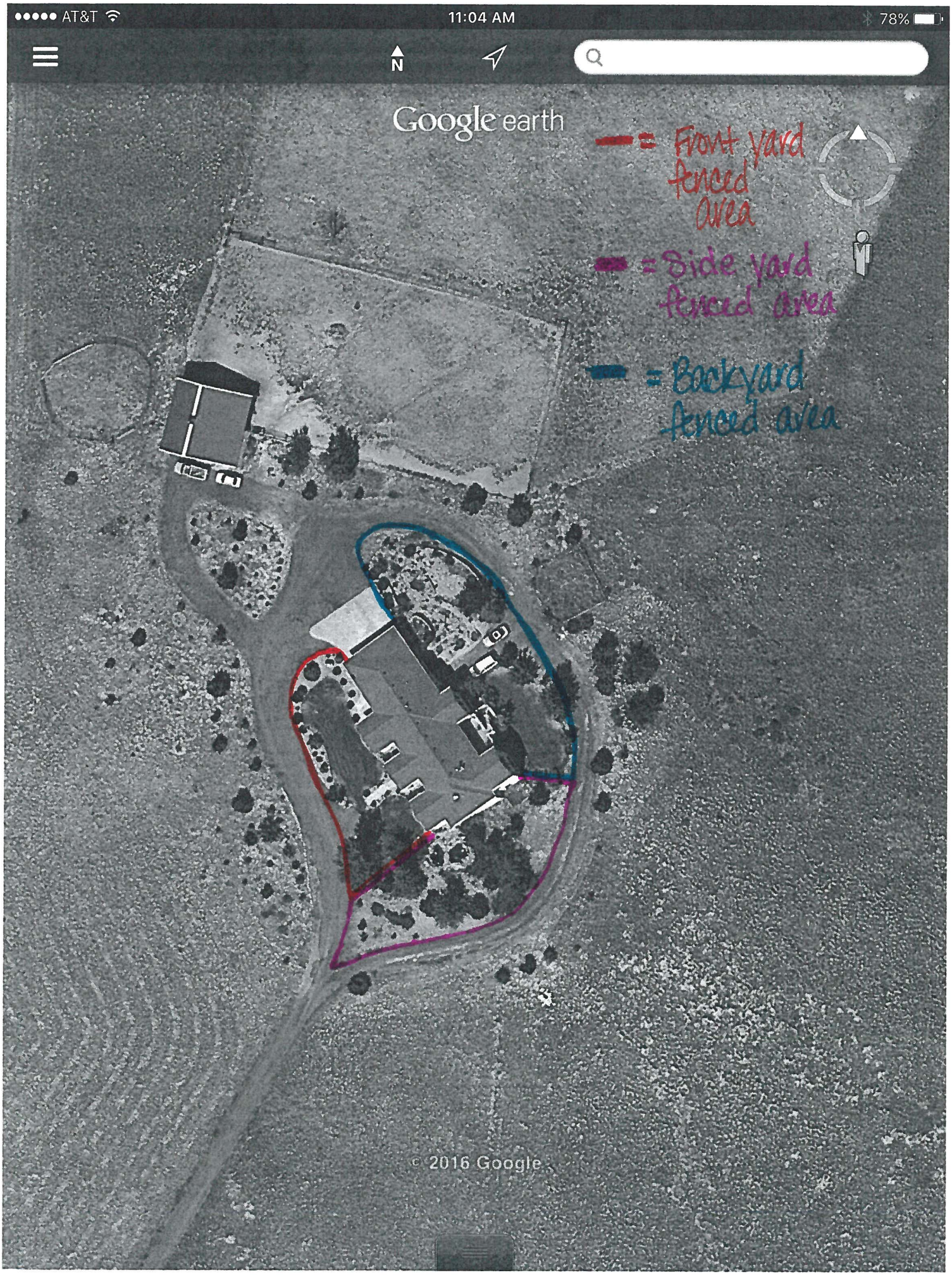
Board of County Commissioners	
Planning	8/11
Engineering	8/11
East End Advisory	
Sheriff	
CDOT	
Other	Animal Control 8/11

You will receive posting instructions for the property AFTER COMPLETE APPLICATION is received by the Zoning Division of Arapahoe County at 6924 S Lima Street, Centennial, CO 80112 Phone: (720) 874-6711

Regular Meeting	$450.00	POSTING SIGN	$11.00
Special Meeting	$900.00		

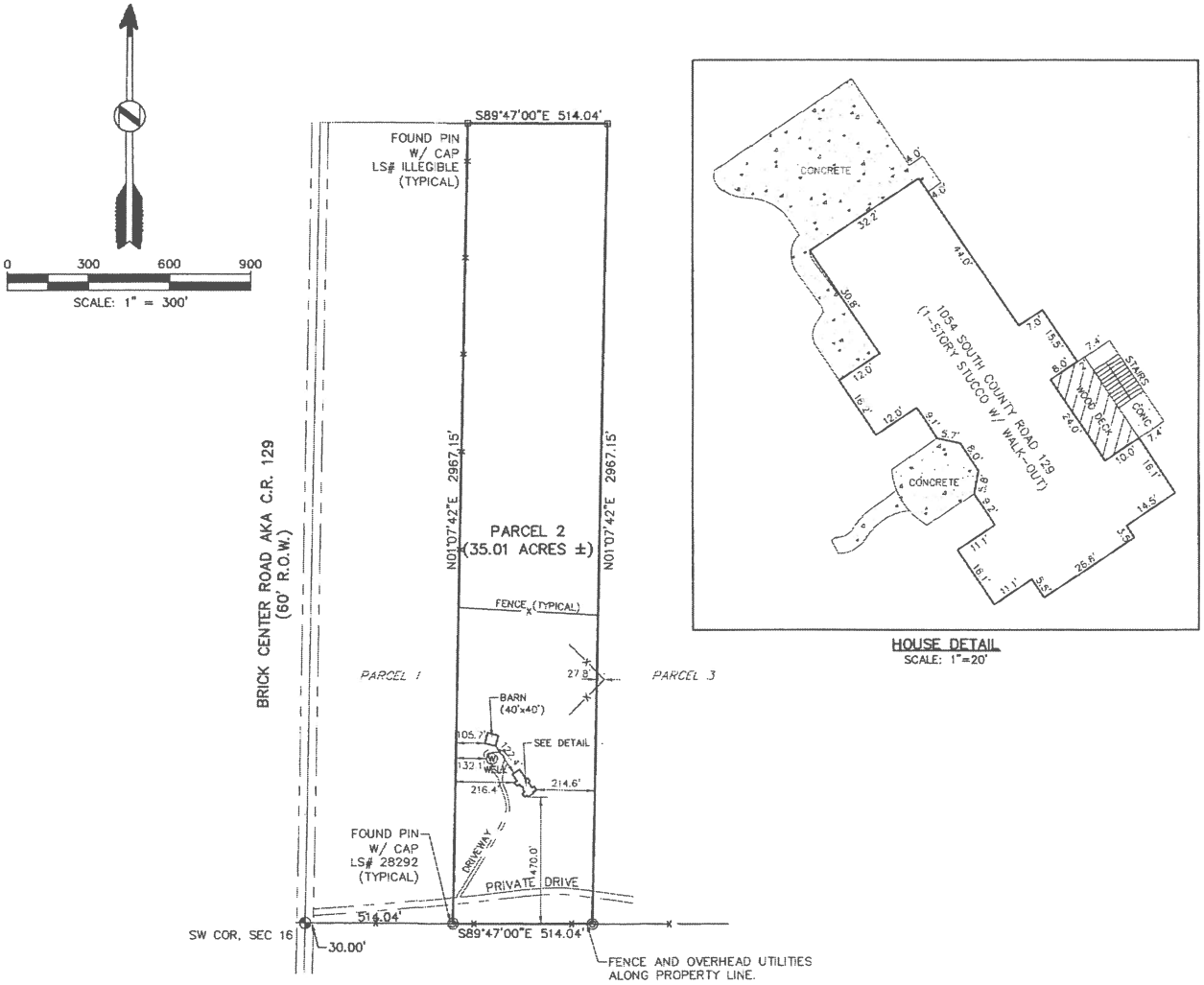
8 Aug 2016
Date Received

M. Lantz
Received By Zoning Department


AT&T
11:04 AM
78%
N
Google earth
= Front yard fenced area
= Side yard fenced area
= Backyard fenced area
© 2016 Google

IMPROVEMENT LOCATION CERTIFICATE

PART OF SECTION 16, T. 4 S, R. 63 W, 6TH P.M.
COUNTY OF ARAPAHOE, STATE OF COLORADO



PROPERTY DESCRIPTION

PARCEL 2 ACCORDING TO THE SURVEY PLAT VALHALLA PREPARED BY COLORADO SURVEY COMPANY MORE PARTICULARLY DESCRIBED AS FOLLOWS:
A PARCEL OF LAND LOCATED IN THE WEST 1/2 OF SECTION 16, TOWNSHIP 4 SOUTH, RANGE 63 WEST, OF THE SIXTH PRINCIPAL MERIDIAN, ARAPAHOE COUNTY, STATE OF COLORADO, TO WIT:
COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 16; THENCE S89°47'00"E, A DISTANCE OF 30.00 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF BRICK CENTER ROAD; THENCE S89°47'00"E, ALONG THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 16, A DISTANCE OF 514.04 FEET TO THE TRUE POINT OF BEGINNING; THENCE N01°07'42"E, PARALLEL TO THE WEST LINE OF SAID SECTION 16, A DISTANCE OF 2967.15 FEET; THENCE S89°47'00"E, A DISTANCE OF 514.04 FEET; THENCE S01°07'42"W, PARALLEL TO THE WEST LINE OF SAID SECTION 16, A DISTANCE OF 2967.15 FEET TO A POINT ON THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 16; THENCE N89°47'00"W, ALONG THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 16, A DISTANCE OF 514.04 FEET TO THE POINT OF BEGINNING, COUNTY OF ARAPAHOE, STATE OF COLORADO.

CERTIFICATE OF SURVEY:

I hereby certify that on February 25, 2014, this Improvement Location Certificate of the described property at 1054 South County Road 129, Arapahoe County County, Colorado, was prepared for Fidelity National Title Insurance Company and Fidelity National Title Company, that this is not a land survey plot or improvement survey plot, and that this is not to be relied upon for the establishment of fences, buildings or other future improvement lines. I further certify that the improvements on the above described parcel on this date, except utility connections, are entirely within the boundaries of the parcel, except as shown, that there are no encroachments upon the described premises by improvements on any adjacent premises, except as indicated, and that there is no evidence or sign of any easement crossing or burdening any part of said parcel, except as noted. This Improvement Location Certificate does not constitute a title search by High Prairie Survey Co. of the property shown and described hereon to determine:

1. Ownership of the tract of land.
2. Compatibility of this description with that of adjacent tracts of land.
3. Rights of way, easements and encumbrances of record affecting this tract of land.

This Improvement Location Certificate was performed with the benefit of a title insurance commitment No. 598-F0471404-153-MH Amendment No. 1, prepared by Fidelity National Title Company. This title insurance commitment may disclose facts not reflected on this survey.

Keith Westfall 30127
Colorado PLS #30127
For and on the behalf of
High Prairie Survey Company

COLORADO LICENSED KEITH WESTFALL 30127 PROFESSIONAL LAND SURVEYOR

DISCLAIMER: PLEASE NOTE THAT SURVEYING IS AN INEXACT SCIENCE AND IS SUBJECT TO A CERTAIN DEGREE OF INACCURACY AND OPINION.

DATE:	REVISIONS:

REFERENCE DWG:

High Prairie Survey Co.
LAND SURVEYING CONSTRUCTION STAKING
OIL AND GAS SURVEYING
303-621-8672 FAX 303-621-2717
P.O. BOX 384
KIOWA, COLORADO 80117

SCALE	DATE	DRAWN BY
1"=300'	02/26/2014	D. COTTER

TITLE: IMPROVEMENT LOCATION CERTIFICATE
PART OF SEC. 16, T4S, R63W, 6TH P.M.
ARAPAHOE COUNTY, STATE OF COLORADO

CLIENT: KAREN LANGE

SHEET 1 OF 1

JOB NUMBER: 14044-ILC

INTENT FOR KENNEL SEU PERMIT

Property Legal Description:

Parcel 2 according to the Survey Plat Valhalla prepared by Colorado Survey Company more particularly described as follows: A parcel of land located in the West ½ of Section 16, Township 4 South, Range 63 West, of the Sixth Principal Meridian, Arapahoe County, State of Colorado, to wit: Commencing at the Southwest corner of said Section 16; thence S89(47'00□E, a distance of 30.00 feet to a point on the Easterly right of way line of Brick Center Road; thence S89(47'00□E, along the South line of the Southwest ¼ of said Section 16, a distance of 514.04 feet to the True Point of Beginning; Thence N01(07'42□E, parallel to the West line of said Section 16, a distance of 2967.15 feet; thence S89(47'00□E, a distance of 514.04 feet; thence S01(07'42□W, parallel to the West line of said Section 16, a distance of 2967.15 feet to a point on the South line of the Southwest ¼ of said Section 16; thence N89(47'00□W, along the South line of the Southwest ¼ of said Section 16, a distance of 514.04 feet to the point of beginning,County of Arapahoe,State of Colorado.

Intent:

We, Kara Lange & Karen Lange, are applying for the kennel SEU permit for 1054 South County Road 129 Bennett, Colorado 80102 so that we may have and obtain more Siberian Huskies than the A-1 zoning regulations presently permits. The other reasons are so that we can breed our Siberian huskies and begin dog sledding (dryland and snow methods) on our land with my pack. We presently live on 35 acres and have fenced in their area surrounding our home with 800 feet of 6 foot black chain link fencing, which is divided into 3 separate dog areas, so that we can keep the females in heat away from our males so that no unwanted breeding occurs, or have a separate area for mom and her puppies. We have attached the overview of our land and we've drawn in the areas where there is fencing for the dogs. We have also attached a copy of the improvement location certificate for my property.

We intend on only owning and raising Siberian Huskies and on a small scale effort. The Siberian Husky litters will be sold to private owners, and never to puppy mills or pet stores. All puppy owners will be screened with a lengthy pre-puppy application and will have to sign a contract with a return puppy agreement, and a consent to spay or neuter unless obtaining a full AKC license for breeding rights, which is only given to approved breeders. Puppies will be sold and sent to their new homes at 8-16 weeks of age depending on new home location. While I'm presently considered a hobby breeder I have applied for my PACFA dog breeder license with the state.

We have no intentions of ever doing any kenneling or boarding services and only want to have our own Siberian Husky pack and raise some wonderful healthy Siberian Husky puppies.

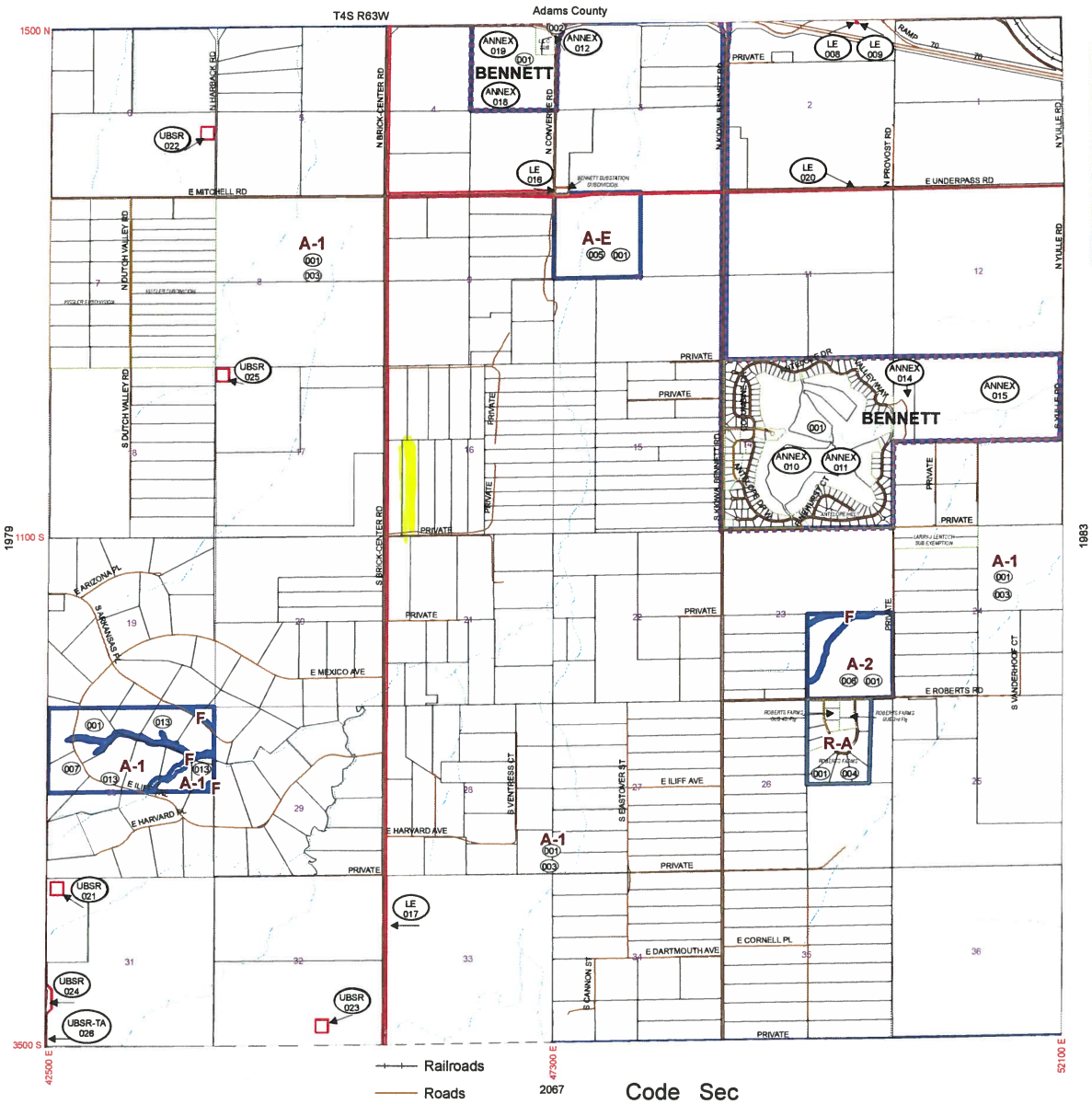
Dog waste – This will be disposed of with the household trash and taken by Swim's Disposal. The trash cans consist of 2 large 120 gallon size that is picked up every week on Friday's unless due to a holiday it is the next following day.

Dog housing – Dogs will be living inside the house, the males and females have separate sleeping areas/spaces. They will have run of the fenced area(s) without a leash and would never be outside the fencing unless doing dogsledding, in which each dog would be haltered and harnessed while connected to gang lines for the dog team.

If there are any more questions or concerns, please don't hesitate to ask. Thank you.

_____ _____

Kara Lange Date



Revisons

Code	Date	Case	From	To
001	06/07/61			A-1
002	05/04/65	Z85-002	A-1	B-5
003	06/13/68	PER ZONING REC		A-1
004	10/30/79	Z79-014	A-1	R-A
005	05/10/82	Z81-083	A-1	A-E
006	03/01/83	Z82-034	A-1	A-2, F
007	11/25/85	Z85-032	A-1	MU
008	09/15/88	L88-008		LE
009	07/31/90	L90-008		LE
010	09/07/99	BO 378-99 - 381-99	A-1	BENNETT
011	09/10/99	BO 377-99 - 381-99	A-1	BENNETT
012	01/19/01	BO 432-00	B-5	BENNETT
013	05/25/01	Z99-024	MU	A-1, F
014	01/17/02	BO 454-02	A-1	BENNETT
015	01/17/02	BO 458-02	A-1	BENNETT
016	03/01/05	L05-001		LE
017	07/03/07	L07-003		LE
018	02/09/11	BO 588-10	A-1	BENNETT
019	02/09/11	BO 589-10	A-1	BENNETT
020	08/08/11	L11-004		LE
021	06/12/12	U12-005		UBSR
022	02/12/13	U12-018		UBSR
023	04/09/13	U12-015		UBSR
024	07/18/13	U13-001		UBSR
025	08/29/13	OG13-002		UBSR
026	05/01/14	TA14-008		UBSR-TA

CASE REFERRAL

DATE: August 11, 2016 **CASE #: BOA-2016-00014**

TO: East Arapahoe Advisory Board

FROM: ARAPAHOE COUNTY BOARD OF ADJUSTMENT

CASE MANAGER: Michelle Lantz

HEARING DATE: September 8, 2016

DATE TO BE RETURNED: August 25th, 2016

Please examine this Special Exception Use / Variance request, which has been referred to you because of the possible effect of the proposed 1development upon your area and after review, check the appropriate line below and return to:

RECORDING SECRETARY TO THE BOARD OF ADJUSTMENT
PUBLIC WORKS AND DEVELOPMENT
6924 S Lima Street
Centennial, CO 80112

If you have any questions/comments, please feel free to call at (720)874-6710 or fax (720)874-6611. Please respond as soon as possible or no later than the abovementioned date.

✓ Have **NO** comments on this case as submitted.

Carol Kroh 8-18-16
Signature/Date

_____ Have the following comments to make related to this case:

If comments are made, please make sure they are factual (not simply opinions) and you have noted a basis for your comments Also note if you have personally visited or have knowledge of the site.

_____
_____
_____
_____

_____
Signature/Date

CASE REFERRAL

DATE: August 11, 2016 **CASE #: BOA-2016-00014**

TO: Building

FROM: ARAPAHOE COUNTY BOARD OF ADJUSTMENT

CASE MANAGER: Michelle Lantz

HEARING DATE: September 8, 2016

DATE TO BE RETURNED: August 25th, 2016

Please examine this Special Exception Use / Variance request, which has been referred to you because of the possible effect of the proposed 1development upon your area and after review, check the appropriate line below and return to:

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Centennial, CO 80112

If you have any questions/comments, please feel free to call at (720)874-6710 or fax (720)874-6611. Please respond as soon as possible or no later than the abovementioned date.

_____ Have **NO** comments on this case as submitted.

_____
Signature/Date

XXX Have the following comments to make related to this case:

No Building Department permitting is required for fences that are 6' in height or less. No other structures appear to be proposed, therefore no additional Building Dept input is needed.

8/18/16
Signature/Date

CASE REFERRAL

DATE: August 11, 2016 **CASE #: BOA-2016-00014**

TO: Animal Control

FROM: ARAPAHOE COUNTY BOARD OF ADJUSTMENT

CASE MANAGER: Michelle Lantz

HEARING DATE: September 8, 2016

DATE TO BE RETURNED: August 25th, 2016

Please examine this Special Exception Use / Variance request, which has been referred to you because of the possible effect of the proposed 1development upon your area and after review, check the appropriate line below and return to:

RECORDING SECRETARY TO THE BOARD OF ADJUSTMENT
PUBLIC WORKS AND DEVELOPMENT
6924 S Lima Street
Centennial, CO 80112

If you have any questions/comments, please feel free to call at (720)874-6710 or fax (720)874-6611. Please respond as soon as possible or no later than the abovementioned date.

_____ Have **NO** comments on this case as submitted.

_____
Signature/Date

__X___ Have the following comments to make related to this case:
If comments are made, please make sure they are factual (not simply opinions) and you have noted a basis for your comments Also note if you have personally visited or have knowledge of the site.

Please see the attached report for Animal Control regarding a bite incident that took place on 07/23/16 at 1054 S County Road 129, Bennett CO 80102. I, Officer Caitlyn Cahill, have visited the property on two occasions.

Cat Cahill 8-15-16
Signature/Date

Arapahoe County Animal Control

Activity Record

A16-000557-3 **BITE/QUAR RELEA** Priority Level: **2** Total Animals: 2 Animal Type: DOG
Call Date: 07/23/16 06:31 PM Dispatch Date: 08/03/16 09:03 AM

Activity Address: 1054 S COUNTY ROAD 129 BENNETT,CO
Activity Comment: SAVE FOR 56, MEET DOG OWNER FOR RELEASE BETWEEN 8AM-10AM

Caller Information

P097835 ARAPAHOE COUNTY SHERIFFS OFFICE (303) 795-4711
13101 E BRONCOS PKWY
CENTENNIAL CO 80112

Owner Information		Animal Information	
P121708	KARA LANGE 1054 S COUNTY ROAD 129 BENNETT CO 80102 (303) 435-6445	A056040 DOG FEMALE	BRISTOL SIBERIAN HUSKY BLACK / WHITE

Investigation Result

Officer: P999956 CAHILL
Arrival Date: 08/03/16 09:03 AM
Complete Date: 08/03/16 09:42 AM

Result Codes:
1 QR
1 SUMM

Narrative:

M16-005396 7/23/2016 A16-000557

07/23/16 18:35 - I, Officer S. Kimminau received a call from ACSO for a dog bite incident. Dispatch provided RP information of Brad Sykes at the hospital, (720)854-7606.

I then contacted Mr. Sykes who reported Shawn Gardner was with his two daughters, Summer 6yo and Juniper 9yo, at 1054 County Road 129 to look at puppies for adoption. While at the residence, the mom dog escaped and began attacking both Summer and Juniper, causing moderate injuries to both girls. Mr. Sykes reported the father does want to file a report, and provided contact info for Mr. Gardner, 547 Blackhawk Rd., Boulder, CO 80303, (661)644-5178. The dog owner is Kara Lang, (303)435-6445.

I then attempted to contact Mr. Gardner via phone with negative contact. I left one voice message advising Mr. Gardner to contact AC.

I received a return call from Mr. Gardner who reported he would like to file a statement on Monday. Mr. Gardner reported he was also bit, and there were two litters of puppies, and both mom dogs escaped and attacked him and his daughters. I instructed Mr. Gardner to take photographs of their injuries and Mr. Gardner reported he is available Monday after1500hrs at his residence in Boulder.

M16-005402 7/25/2016 A16-000557

Arapahoe County Animal Control

Activity Record

07/25/16 08:00 - I, Officer C. Cahill, made contact with Mr. Gardner by phone. I advised him that I would send him an electronic copy of the statement form for him to complete and return. I also requested that he send pictures of the injuries sustained.

The dogs involved in the incident were "Aleutia" (White Husky type) and "Bristol" (black and white husky type). Mr. Gardner reported that the two dogs were mothers to the litters of puppies that the visitors were playing with in the yard.

At approximately 1200 hours, I, Officer C. Cahill, along with Code Compliance Officer Michelle Lantz, responded to 1054 County Road 129 and met with Kara Lange. She explained that two of her dogs escaped the house when people were over playing with the 4 week old puppies, in the yard, and that the dog that caused the injuries was "Aleutia".

I explained to Mrs. Lange that we were still collecting information and that she may receive a citation but that it would not be until the quarantine release date. I had her sign the quarantine form and she provided Broadview Animal Clinic as to where the dogs receive vaccinations. She advised that she had 7 dogs, one of which was a service dog as she has a previous head injury. I explained that she can license the pet dogs and service dog now but that we will allow her to hold off on the breeding dog licenses until her Zoning SEU has been taken to the Board of Adjustments.

Ms. Lantz then discussed the SEU process with her and advised that she had 30 days to comply with getting the application submitted.

M16-005415 7/25/2016 A16-000557
07/25/16 14:02 - I, Officer C. Cahill, received an email from PACFA Admin Assistant Adrienne Banister advising that this residence, " SnowDogs - Bennett", had just applied for a PACFA breeder license. She also advised that it would take approximately 45-60 days for approval if there were no issues with the facility.

At approximately 16:00 hours, I spoke with Broadview Animal Clinic and requested that they send all current rabies information, via fax, for the dogs belonging to Kara Lange.

M16-005431 7/28/2016 A16-000557
07/28/16 08:09 - I, Officer C. Cahill, sent an email to Mr. Gardner regarding the status of getting the statement form completed and pictures submitted to Animal Control.

M16-005485 7/29/2016 A16-000557
07/29/16 15:00 - I, Officer C. Cahill, received the reports and pictures from Mr. Gardner for this case.

M16-005488 8/2/2016 A16-000557
08/02/16 15:55 - I, Officer Powell received a call from dog owner Kara Lange. She didn't think the release was up until tomorrow so we went ahead and scheduled for an officer to meet with her between 0800-1000 on 8/3.

M16-005512 8/3/2016 A16-000557
08/03/2016, at approximately 09:00 hours, I, Officer C. Cahill, along with Officer S. Kimminau, also with Arapahoe County Animal Control, met with Ms. Lange at her residence for the quarantine release. The dogs appeared healthy and alert and showed no signs of shedding the rabies virus.

I served her summons #1733 for the following County Resolution #060261 violations: First Offense, 7 Counts of LICENSING OF DOGS REQUIRED; First Offense, 1 Count of LEGAL NUMBER OF ANIMALS/LIMIT; and First Offense, 2 Counts of VICIOUS DOGS.

CASE REFERRAL

DATE: August 11, 2016 **CASE #: BOA-2016-00014**

TO: Engineering

FROM: ARAPAHOE COUNTY BOARD OF ADJUSTMENT

CASE MANAGER: Michelle Lantz

HEARING DATE: September 8, 2016

DATE TO BE RETURNED: August 25th, 2016

Please examine this Special Exception Use / Variance request, which has been referred to you because of the possible effect of the proposed 1development upon your area and after review, check the appropriate line below and return to:

RECORDING SECRETARY TO THE BOARD OF ADJUSTMENT
PUBLIC WORKS AND DEVELOPMENT
6924 S Lima Street
Centennial, CO 80112

If you have any questions/comments, please feel free to call at (720)874-6710 or fax (720)874-6611. Please respond as soon as possible or no later than the abovementioned date.

___X___ Have **NO** comments on this case as submitted.

_____
Signature/Date

_____ Have the following comments to make related to this case:

_____
_____
_____
_____

_____
Signature/Date

ARAPAHOE COUNTY
COLORADO'S FIRST

Board Summary Report

Date: September 9, 2016

To: Board of County Commissioners

From: Dick Hawes, Department Director, Facilities and Fleet Management

Subject: Select Source Procurement Waiver – Real Estate Service Affiliation

Request and Recommendation
Facilities and Fleet Management (FFM) requests a select source procurement waiver to enter into a contract arrangement with Inverness Properties (Inverness) that would enable Ken Morris, Projects Management Manager and myself to work under their real estate brokerage supervision for county property and leasing transactions.

Background
Over the past several years FFM has paid significant fees to a real estate brokerage firm to act on behave of the county for the sale of the Datura property and the lease renewal of the Aurora DMV offices. As a cost saving measure Mr. Morris and I have obtained our Colorado Real Estate licenses so that we could represent the county in real estate transactions and avoid a portion of the fees paid to brokers.

Discussion
Real Estate transactions in Colorado have to be conducted through a licensed broker or brokerage. These brokers have a level of expertise and invest a significant amount of resources in marketing listings, maintaining market data on property, preparing market valuations, and subscribing to various services such as Multiple Listing of sale properties. Newly licensed brokers are required to work under the oversight of an experienced supervising broker for two (2) years before they can obtain an independent brokerage license to work unsupervised.

I am proposing that Mr. Morris and I affiliate ourselves with Inverness on behalf of the county as part of an agreement that would permit us to act as the listing or selling broker for county transactions under Inverness' supervision. This would enable us to utilize their resources and expertise in completing county transactions. As part of this agreement the portion of the typical transaction fee that accrues to the listing or selling broker would be credited to the sale price or lease agreement to reduce the overall cost to the county. This would typically save us fifty (50) percent of the normal transaction fees that we have traditionally paid to outside brokers.

The County Attorney's office has worked with Inverness staff to create an agreement to facilitate the proposed affiliation that satisfies State Real Estate Commission requirements and complies with our procedures and signatory authorities.

Inverness has represented the county in previous real estate transactions, has a well-qualified local staff that can provide the technical expertise and supervision required by the State, and is willing to

enter into the proposed affiliation based on our terms and conditions. For these reasons I believe it is in the best interest of the county for the Board to approve a select source procurement waiver for the proposed agreement with Inverness to act as supervising broker for Mr. Morris and I for county real estate transactions.

Reviewed by
Dick Hawes, Director, Facilities and Fleet Management; Janet Kennedy, Director of Finance; John Christofferson, Deputy County Attorney; Keith Ashby, Purchasing Manager.

ARAPAHOE COUNTY
COLORADO'S FIRST

Board Summary Report

Date: September 8, 2016

To: Board of County Commissioners

From: Dick Hawes, Department Director, Facilities and Fleet Management

Subject: Grant of Easement

Request and Recommendation
The purpose of this report is to request Board of County Commissioners (Board) approval to grant South Suburban Parks and Recreation (SSPR) an easement across county property to install a new water service to the South Suburban Golf Course (GC).

Background
The county owns property in the Fairways of South Suburban Subdivision shown on the attachment that is used to monitor and intercept storm water from the former County Line Landfill. The interceptor trench has been decommissioned; however, the monitoring wells have to remain as part of the landfill closure agreement. The management and inspection of the monitoring wells is handled by an outside vendor.

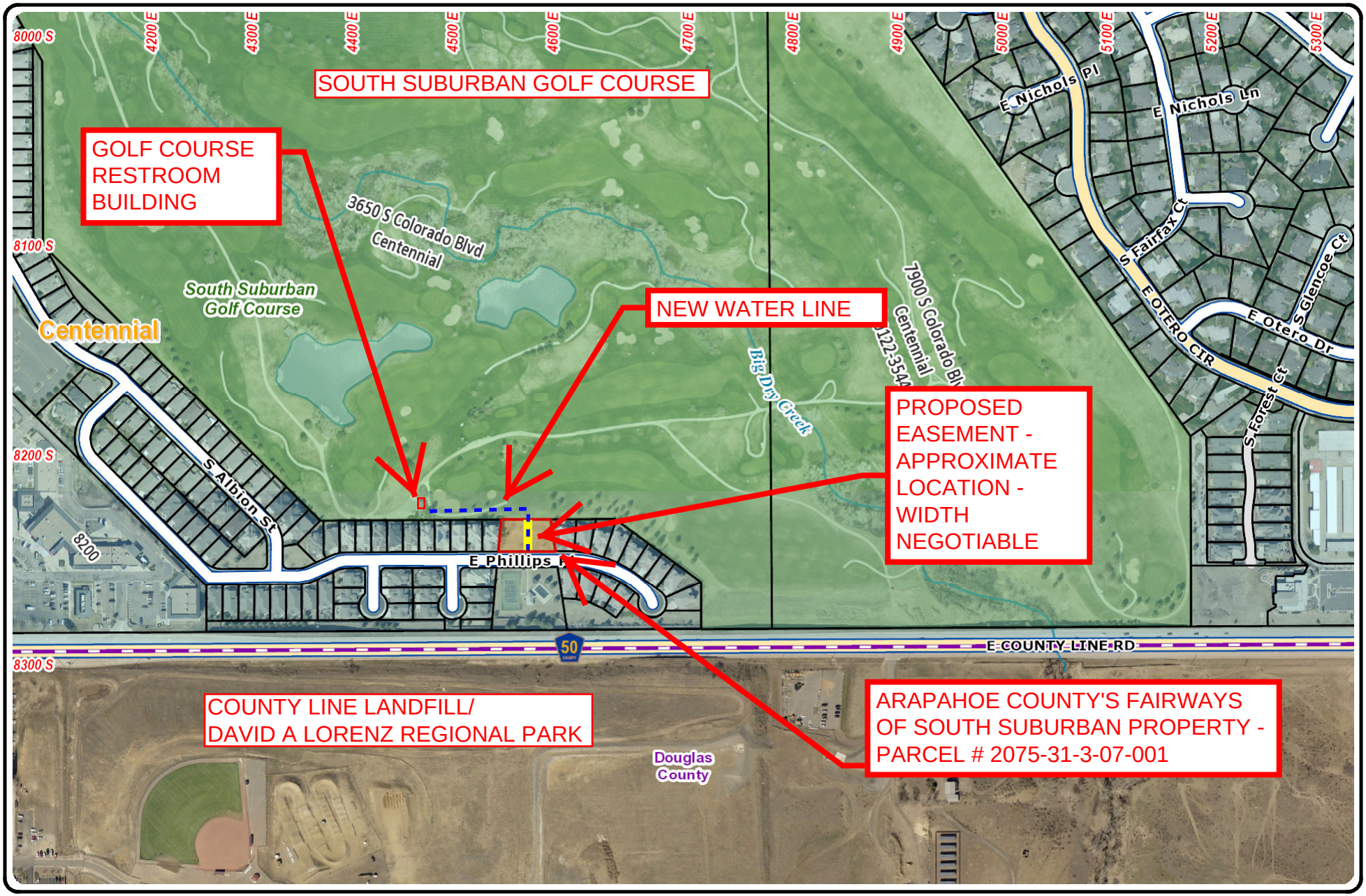
Denver Water is requiring SSPR to upgrade the water service to the GC and provide individual tap connections for the various buildings on the site. As a result SSPR has to install a new service line for their existing restrooms adjacent to our property.

Discussion
Based on the Denver Water requirements SSPR is proposing to tap the existing public water line that serves the subdivision and runs along the frontage of our property to serve the restroom facility. This is the least costly option and does not impact adjacent property owners. The only other option is for the GC to connect the restrooms to an existing water line that is over one half mile north of the buidling. This would be extremely costly and disruptive to the GC operations.

As you can see from the attachment the proposed new water line will need to cross our property. We have no current or forecasted use for this property other than its intended purpose for monitoring water quality from the landfill site.

I am recommending that the Board approve a grant of easement for the SSPR water line subject to me being able to reach agreement with them on a route across our property that has the least impact on the property value and will not interfere with the continuing storm water quality monitoring requirements.

Reviewed by
Dick Hawes, Director, Facilities and Fleet Management; John Christofferson, Deputy County Attorney.



Fairways of South Suburban Property

Feet
0 200 400 800 1,200 1,600

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Map Location

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EASEMENT REQUEST - SOUTH SUBURBAN PARK AND RECREATION DISTRICT