



ARAPAHOE COUNTY
COLORADO'S FIRST

**MINUTES OF THE ARAPAHOE COUNTY
 BOARD OF COUNTY COMMISSIONERS
 TUESDAY, JULY 30, 2019**

At a public meeting of the Board of County Commissioners for Arapahoe County, State of Colorado, held at 5334 South Prince Street, Littleton, Colorado 80120 there were:

Jeff Baker, Chair	Commissioner District 3	Present
Nancy Jackson, Chair Pro-Tem	Commissioner District 4	Present
Kathleen Conti	Commissioner District 1	Present
Nancy Sharpe	Commissioner District 2	Present
Bill Holen	Commissioner District 5	Present
Ron Carl	County Attorney	Present
Joan Lopez	Clerk to the Board	Absent and Excused
Joleen Sanchez	Clerk to the Board	Present
	Administrator	

when the following proceedings, among others, were had and done, to-wit:

CALL TO ORDER

Commissioner Baker called the meeting to order.

INTRODUCTIONS

ROLL CALL

PLEDGE OF ALLEGIANCE

MODIFICATION(S) TO THE AGENDA

There were no modifications to the agenda.

ADOPTION OF THE AGENDA

The motion was made by Commissioner Conti and duly seconded by Commissioner Holen to adopt the Agenda as presented.

The motion passed unanimously.

CITIZEN COMMENT PERIOD

JM FAY, 2575 s. Syracuse Way, expressed concerns about staffing levels, a designated election official, and parking.

CONSENT AGENDA

The motion was made by Commissioner Sharpe, duly seconded by Commissioner Holen to approve the consent agenda as presented.

The motion passed unanimously.

GENERAL BUSINESS ITEMS

6.a. Resolution Nos. 190389 and 190390 - LDC18-004 Land Development Code Reorganization, New Residential Zone Districts, Development Application Manual and other Amendments

Robert Hill, Senior Assistant County Attorney, established jurisdiction for the Board to consider this request.

Jason Reynolds, Current Planning Program Manager, explained the need for the proposed changes.

A PowerPoint presentation was reviewed.

Don Elliot, Clarion and Associates, explained the proposed revisions and the reorganization.

Commissioner Holen thanked Clarion and staff for their hard work.

Mr. Reynolds discussed the outreach to the community and referrals.

Revisions to the Development Application Manual were summarized.

Due to technical difficulties, no audio is available past this point. Please refer to the YouTube video.

The public comment period was opened.

There were no public comments.

The public comment period was closed.

The following motion was made by Commissioner Jackson, duly seconded by Commissioner Holen: In the case of LDC18-004, Reorganized Land Development Code, New Residential Zone Districts and Development Application Manual, I have reviewed the Board Summary Report, including all exhibits and attachments and have listened to the staff presentation and public comment as presented at the hearing. I hereby move to approve this application to

adopt the reorganized Land Development Code and the new Residential Zone Districts and to incorporate other amendments as described in the Board Summary Report and attached exhibits, based on the findings in the staff report and subject to the following conditions:

Note: Any changes to be incorporated into the new Land Development Code should be incorporated into the Conditions of Approval as changes to be made prior to publication of the code.

1. Minor modifications to correct typographical errors, formatting, cross-references and similar minor changes are hereby to be undertaken by staff prior to publication of the adopted code.
2. The effective date of the Land Development Code, as amended, will be August 15, 2019.

The motion passed unanimously.

The following motion was made by Commissioner Conti, duly seconded by Commissioner Sharpe: In the case of LDC18-004, Reorganized Land Development Code, New Residential Zone Districts and Development Application Manual, I have reviewed the Board Summary Report, including all exhibits and attachments and have listened to the presentation and the public comment as presented at the hearing. I hereby move to approve this application to adopt the Development Application Manual as part of the process to approve a reorganized Land Development Code, based on the findings in the staff report and subject to the following conditions:

Note: Any changes to be incorporated into the new Application Development Manual should be incorporated into the Conditions of Approval as changes to be made prior to publication of the code.

1. Minor modifications to correct typographical errors, formatting, cross-references and similar minor changes are hereby to be undertaken by staff prior to publication of the adopted code.
2. The Director of Public Works and Development is hereby authorized, upon prior notice to the Board and with approval of the County Attorney, to make changes or additions to the Development Application Manual as appropriate to provide necessary explanation or clarification of existing Land Development Code application requirements or for modifications to the format requirements for plan or plat exhibits. However, any proposed changes or additions which may affect any substantive or procedural requirements of the Land Development Code or that otherwise conflict with any specific provision of the Land Development Code shall only be made in conjunction with a concurrent Code amendment and in compliance with applicable requirements of law.
3. The effective date of the Development Application Manual will be August 15, 2019.

The motion passed unanimously.

6.b. Resolution No. 190391 - PF19-002 Copperleaf 22 Final Plat

Robert Hill, Senior Assistant County Attorney, established jurisdiction for the Board to consider this request.

Bill Skinner, Senior Planner, clarified that the developer is Richmond Homes. He said the request is to develop 164 single-family detached homes and infrastructure. He confirmed that the application has been referred appropriately. He recommended approval of this application.

Ryan McBreen, representing the applicant, displayed a PowerPoint presentation.

The public comment period was opened.

There were no public comments.

The public comment period was closed.

The following motion was made by Commissioner Baker, duly seconded by Commissioner Sharpe: In the case of Case No. PF19-002, Copperleaf Filing No. 22 Final Plat, I have reviewed the staff report, including all exhibits and attachments and have listened to the applicant's presentation and any public comment as presented at the hearing and hereby move to approve this application based on the findings in the staff report, subject to the following conditions:

1. Prior to signature of the final copy of these plans, the applicant must address Public Works Staff comments and concerns.
2. Approval of FP19-002 Copperleaf No. 22 Final Plat is contingent on the approval of the FDP19-001 Copperleaf No. 22 Final Development Plan.
3. The developer will install, or cause to be installed, a sidewalk on the south side of E. Quincy Avenue that fills the sidewalk gap between Parcel J and the intersection of E. Quincy Avenue and South Himalaya Street. Said sidewalks shall be constructed prior to the issuance of a Certificate of Occupancy for improvements shown in the concurrent FDP19-001 Copperleaf 22 Final Development Plan application.
4. The developer will install, or cause to be installed, a sidewalk on the north side of E. Radcliff Parkway that fills the sidewalk gap between the western edge of Parcel J and existing sidewalk installed on the north side of E. Radcliff Parkway. Said sidewalks shall be constructed prior to the issuance of a Certificate of Occupancy for improvements shown in the concurrent FDP19-001 Copperleaf 22 Final Development Plan application.

The motion passed unanimously.

COMMISSIONER COMMENTS

There being no other business before the Board, Commissioner Baker adjourned the meeting at 10:30 a.m.

**JOAN LOPEZ, CLERK TO THE BOARD
BY JOLEEN SANCHEZ, ASSISTANT CLERK TO THE BOARD**