

**Jefferson County Planning Commission**  
**Virtual Hearing via WebEx Events**  
**AGENDA**  
**August 11, 2021**

**Instructions for Public Comment/Public Testimony for Virtual Hearings via WebEx Events:**

*If a citizen wishes to make public comment or provide public testimony during the hearing, she/he will be required to log into the meeting using a computer. (Note: Public Comment is not taken during the Pre-Meeting.)*

*When you log into the online event, please send a Chat message to the Host (staff), if you wish to provide general comments or comments related to a specific case on the agenda. Please provide your first and last name, address, and the topic of your comment or case number, and you will receive confirmation once you have been added to the list.*

*During the designated time for public comment or public testimony on a specific case, your name will be called in the order it was received. Your microphone will be unmuted once your name has been called. You will have three minutes to provide your testimony, or ten minutes if you represent a Registered Association.*

*If you plan on testifying at the hearing, please contact the case manager listed on the agenda so we can be sure your voice is heard. If you want to present documents, images or a presentation to the Planning Commission, please send the files to the case manager prior to the hearing (24 hours at the latest) so we can ensure these documents are able to be presented during the hearing.*

Event links can be found below or here: <https://www.jeffco.us/4042/Virtual-Hearings>

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**Work Session – “Lighting, Landscape, and Architecture / Trends in Planning” (4:00 p.m. – 5:00 p.m.)**

Work Session Connection Details (No Public Comment is taken):  
Join the WebEx meeting from here:

<https://jeffco.webex.com/jeffco/onstage/g.php?MTID=efdf48c212d90bad89c65464fb36341bd>

Access Information  
Event Number: 146 090 4617  
Event Password: (This event does not require a password.)

Audio Connection  
720-650-7664 Access Code: 146 090 4617

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**Pre-Meeting: (5:00 p.m. – 5:45 p.m.)**

Pre-Meeting Connection Details (No Public Comment is taken):  
Join the WebEx meeting from here:

<https://jeffco.webex.com/jeffco/onstage/g.php?MTID=e38ca747392b17b0b50a6011a5e04b163>

Access Information  
Event Number: 146 510 4336  
Event Password: (This event does not require a password.)

Audio Connection  
720-650-7664 Access Code: 146 510 4336

Comments:

1. Director of Planning and Zoning
2. Other Staff
3. Legal Counsel
4. Administrative Assistant
5. Planning Commission

Overview of Public Hearing (case review)

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**Hearing: (Approximately 6:15 p.m.)**

PC Hearing Connection Details:  
Join the WebEx meeting from here:

<https://jeffco.webex.com/jeffco/onstage/g.php?MTID=ebc3e01b43c657c1566a83fa26c054e91>

Access Information  
Event Number: 146 741 9582  
Event Password: (This event does not require a password.)

Audio Connection  
720-650-7664 Access Code: 146 741 9582

1. **Call to Order**
2. **Pledge of Allegiance**
3. **Discussion of Virtual Meeting Procedures**
4. **Citizen Comments**  
A short period for members of the public to appear without being scheduled ahead of time to make comments on planning matters not before the Commission at this time.
5. **Approval of minutes – July 28, 2021**

**Agenda Items:**

**Consent Agenda**

<b><u>21-124032 SA</u></b>	Location & Extent
<b>Case Name:</b>	Rocky Mountain Academy of Evergreen
<b>Owner/Applicant:</b>	Rocky Mountain Academy of Evergreen Inc.
<b>Applicant:</b>	John E.Morrill, RMAE Building Corp.
<b>Location:</b>	2959 Royale Elk Way, Evergreen Section 29, Township 4 South, Range 71 West
<b>Approximate Area:</b>	20.01 acres
<b>Area of work:</b>	Approximately 27,942 sq. ft.
<b>Purpose:</b>	<b>To allow a new multipurpose gymnasium building, modifications to an access lane, and other site improvements</b>

**Case Manager:** Dylan Monke

**20-103619RZ**

**Case Name:** Rezoning  
4793 S Cedar Road Official Development Plan

**Owner/Applicant:** Gerald B. Raymond Family Trust

**Location:** 4793 S Cedar Rd  
Section 10, Township 5 South, Range 71 West

**Approximate Area:** 0.34 Acres

**Purpose:** **To Rezone from Mountain Residential-One (MR-1) to Planned Development (PD) to allow for a duplex.**

**Case Manager:** Cassidy Clements

**21-104411RZ**

**Case Name:** Rezoning  
7521 and 7531 Indiana St. Official Development Plan

**Owner/Applicant:** Fuchs Und Hund Holdings LLC

**Location:** 7521 and 7531 Indiana Street  
Section 36, Township 2 South, Range 70 West

**Approximate Area:** 0.94 Acres

**Purpose:** **To Rezone from Agricultural-Two (A-2) to a Planned Development (PD) that follows the standards of the Restricted Commercial – One (RC-1) district and specifically allows a veterinary hospital and associated uses.**

**Case Manager:** Cassidy Clements

**Regular Agenda**

**21-107389RZ**

**Case Name:** **Rezoning**  
Kubesh Subdivision Official Development Plan

**Owner/Applicant:** Todd Taylor

**Location:** 4155 Salvia St  
Section 23, Township 3 South, Range 70 West

**Approximate Area:** 4.11 Acres

**Purpose:** **To Rezone from Agricultural-Two (A-2) to Planned Development (PD) to allow for the future subdivision of the property into 8 lots for single-family detached units.**

**Case Manager:** Cassidy Clements

**21-120664SV**

**Case Name:** **Service Plan**  
Pinecrest Metropolitan District

**Owner/Applicant:** Pinecrest Townhomes LLC

**Location:** Generally near Evergreen Parkway and Troutdale Scenic Drive

Section 4, Township 5 South, Range 71 West

**Approximate Area:** 10.23 Acres

**Purpose:** **To consider a Special District Service Plan.**

**Case Manager:** Heather Gutherless

## **Adjournment**

Emergency items and other public business for which notices were not possible may be considered.  
The order of items on the agenda is subject to change at the discretion of the Chairman.