

**Jefferson County Planning Commission**  
**HYBRID HEARING AGENDA**  
**Hearing Room 1 / Virtual Hearing via WebEx Events**  
**October 13, 2020**

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

*If a citizen wishes to make public comment or provide public testimony virtually 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 – “Engineering & Environmental Concerns”: Faye Griffin Room / Webex Events (4:30 p.m. – 5:30 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=ede31006e44432bfec6d32c8611271e11>

Access Information

Event Number: 2495 434 8449

Event Password: (This event does not require a password.)

Audio Connection

720-650-7664 Access Code: 2495 434 8449

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**Pre-Meeting: Faye Griffin Room / Webex Events (5:30 p.m. – 6:15 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=e80275b5a78d8f59ff301da8f0cac24e1>

Access Information

Event Number: 2495 757 2609

Event Password: (This event does not require a password.)

Audio Connection  
720-650-7664 Access Code: 2495 757 2609

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: Hearing Room 1 / Webex Events (Approximately 6:15 p.m.)**

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

<https://jeffco.webex.com/jeffco/onstage/g.php?MTID=e7ec950c8e8bd194cfe961218b6ee3351>

Access Information  
Event Number: 2499 582 6854  
Event Password: (This event does not require a password.)

Audio Connection  
720-650-7664 Access Code: 2499 582 6854

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 – September 22, 2021**

**Agenda Items:**

**Consent Agenda**

**21-120101RZ** Rezoning  
**Case Name:** Historic Rockland Church & Cemetery ODP  
**Owner/Applicant:** Historic Rockland Church, LLC  
**Location:** 24225 Rockland Road, Golden  
Section 18, Township 4 South, Range 70 West  
**Approximate Area:** 0.84 Acres  
**Purpose:** **To Rezone the Historic Rockland Church & Cemetery from Agricultural-Two (A-2) to a Planned Development (PD) to allow the existing church uses.**  
**Case Manager:** Brittany Gada

**Regular Agenda**

**20-101700RZ**

Rezoning (continued from March 10, 2021)

**Case Name:**

Conifer Center at Kitty Drive

**Owner/Applicant:**

Bradford Junction Holdings LLC, a Colorado limited liability, and Centre at Conifer Junction Property Owners Association, Inc.

**Location:**

Vacant Land – AINs 61-232-03-004, 61-232-03-010, 61-232-03-009, 61-232-03-005, and 61-232-01-060  
Located southwest of County Highway 73 & US Highway 285 along Kitty Drive  
Section 23, Township 6 South, Range 71 West

**Approximate Area:**

6.07 Acres

**Purpose:**

**To Rezone from Agricultural-Two (A-2) and Planned Development (PD) to a new PD to allow commercial and industrial uses, including outdoor storage.**

**Case Manager:**

Brittany Gada

**21-128038SV**

Service Plan

**Case Name:**

Three Hills Metropolitan District

**Applicant:**

Vineyard Town Square Metropolitan District

**Location:**

Multiple Parcels, Lots and Tracts (see legal description in attached Service Plan)  
A portion of Sections 29, 32 and 33, Township 5 South, Range 69 West

**Approximate Area:**

59.114 Acres

**Purpose:**

**To amend the existing Service Plan for the Vineyard Town Square Metropolitan District, to include renaming the district to be the Three Hills Metropolitan District.**

**Case Manager:**

Nick Nelson

**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.