

Jefferson County Board of Adjustment  
Hearing Minutes  
**January 5, 2022**

Board of Adjustment of the County of Jefferson, State of Colorado, met in a hybrid setting through the WebEx Events platform and in the Jefferson County Government Center, Golden, Colorado. Jane Blumer (in-person), Chairman presided, Kip Kolkmeier (in-person), Greg Romberg (in-person), Ed Ford (virtual), Paul Warbington (in-person), and James Powers (virtual) were present.

Jane Blumer, Chairman called the meeting to order.

**Staff Present:**

Russell Clark, Planning Supervisor (in-person)  
Kelsey Hall, District County Attorney (in-person)  
Felicity Selvoski, Case Manager (in-person)  
Cassidy Clements, Webex Co-Host (virtual)  
Scout Turnbach, Webex Host (virtual)  
Holly Powers, Administrative Assistant (in-person)

**Pre-meeting – 8:30 A.M.**

The Board of Adjustment, upon motion of Mr. Warbington, duly seconded by Mr. Romberg, and by unanimous vote, Jane Blumer was nominated and affirmed to assume the Chairwoman position and Kip Kolkmeier will assume the Vice Chairman position for the next 6 months.

The Board of Adjustment, upon motion of Mr. Kolkmeier, duly seconded by Mr. Warbington, and by unanimous vote, the Board designates <https://www.jeffco.us/AgendaCenter> as the posting location for public meeting notices and agenda information of the Board; and, should <https://www.jeffco.us/AgendaCenter> be unavailable due to exigent or emergency circumstances, the Board designates the glass enclosures outside of Hearing Room 1 of the Administration and Courts Facility, 100 Jefferson County Parkway, Golden, Colorado as the posting location.

**APPROVAL OF MINUTES**

The Board upon motion of Mr. Ford, duly seconded by Mr. Warbington and by unanimous vote, approved the Minutes of December 15, 2021.

**Regular Agenda**

**21-125541VC**

**Owner/Applicant:**

**Location:**

**Variance**

Jonathan Cranford and Kelcy Cranford

7201 S. Sheridan Ct., Littleton

Section 25, Township 5 South, Range 69 West

**Approximate Area:** 11,282 SF

**Zoning:** Residential-One A (R-1A)

**Purpose:** **To legalize:**  
**1) A 6-foot-tall fence where 42 inches is the maximum height allowed.**

**Case Manager:** Felicity Selvoski

**Testimony:**

Jonathan Cranford      Applicant

**Decision:**

Following the taking of sworn testimony and a general discussion, the Board upon a motion by Mr. Warbington, duly seconded by Mr. Kolkmeier, **approved** this request as indicated in the attached Resolution; by a vote of 5 to 0.

**21-122532VC**

**Special Exception**

**Owner/Applicant:** Herbert and Diane S. Rankin

**Location:** 2721 Southwest Grapevine Road, Idledale  
Section 32, Township 4 South, Range 70 West

**Approximate Area:** 0.55 Acre

**Zoning:** Mountain Residential-One (MR-1)

**Purpose:** **Renewal of a Home Occupation of group cooking lessons for a maximum of 15 students at one time, twice per week. (Previous approval was for a maximum of 12 students)**

**Case Manager:** Felicity Selvoski

**Testimony:**

Herbert Rankin      Applicant

Diane Rankin      Applicant

**Decision:**

Following the taking of sworn testimony and a general discussion, the Board upon a motion by Mr. Kolkmeier, duly seconded by Mr. Warbington, **approved** this request as indicated in the attached Resolution; by a vote of 5 to 0.

**ADJOURNMENT:**

There being no further business to come before the Board of Adjustment, the meeting was adjourned.

Attest:

Board of Adjustment of the County  
of Jefferson, Colorado



\_\_\_\_\_  
Holly Powers, Secretary



\_\_\_\_\_  
Jane Blumer, Chairman

Date: 1-5-22 \_\_\_\_\_

Date: 1-19-21 \_\_\_\_\_