



# Land Use

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## BOULDER COUNTY PLANNING COMMISSION AGENDA

**May 16, 2018**  
**1:30 P.M.**

**Commissioners Hearing Room, Third Floor,  
Boulder County Courthouse, 1325 Pearl Street**

### **PUBLIC HEARING**

#### **AFTERNOON SESSION – 1:30 P.M.**

**1. APPROVAL OF MINUTES/MISCELLANEOUS BUSINESS**

Approval of the *April 18, 2018* Planning Commission Minutes.

**2. STAFF UPDATE(S) ON PROJECTS AND/OR DEVELOPMENT REVIEW ITEMS (IF NECESSARY)**

Informational Item - Public Testimony Will Not Be Taken

**3. Docket V-18-0003: 524 Kelley Rd LLC**

Request: Vacation of an unused utility easement on an approximately 2.29 acre property.

Location: 524 W Kelly Road; at the junction of W Kelly Road and Junction View Road; in Section 28, Township 1N, Range 71W.

Zoning: Forestry (F) Zoning District

Applicant/Property Owner: 524 Kelley Road, LLC

*Action Requested: Decision.*

Public testimony will be taken.

(Staff Planner: Christian Martin)

Webpage: <http://landuse.boco.solutions/boco.lu.docketlistings/app/detail.html?docket=EP-18-0002>

**4. Docket SU-18-0002: McRAWHIDE LLC SU-SSDP**

Request: Special Use and Site Specific Development plan for multiple principle uses including an existing Light Industrial use and a proposed Marijuana Establishment on a 1-acre parcel at 5853 Rawhide.

Location: At 5853 Rawhide Court, Lot 2 IRLLC Subdivision Exemption Plat, 200 feet north of Longhorn Road and 200 feet east of US Hwy 36, in Section 6, Township 1N, Range 70W.

Zoning: Light Industrial (LI)

Applicants: Alan and Alicia Bonsett

Property Owner: McRawhide LLC

*Action Requested: Decision.*

Public testimony will be taken.

(Staff Planner: Christian Martin)

Webpage: <http://landuse.boco.solutions/boco.lu.docketlistings/app/detail.html?docket=SU-18-0002>

**5. Docket V-18-0001: Boulder Valley Farm NUPUD Pedestrian Easement Vacation Request**

Request: Vacation of existing pedestrian easements on Outlots G, I and W.

Location: At Parcel #s 146516007012, 146516007013, 146521005001, 146516007015, 146521007011, on Outlots G, I, W, approximately 1,150 feet north of the intersection of North 95th Street and Valmont Road, in Sections 16 and 21, Township 1N, Range 69W.

Zoning: Agricultural (A) Zoning District

Applicants/Property Owners: Boulder Valley Farm Inc., The Farm Pond LLC, and Farm in Boulder Valley HOA

Agents: Michael F. Browning and John G. Lubitz

*Action Requested: Decision.*

Public testimony will be taken.

(Staff Planner: Michelle McNamara)

Webpage: <http://landuse.boco.solutions/boco.lu.docketlistings/app/detail.html?docket=V-18-0001>

**6. Update on the County Floodplain Remapping Project**

Staff will present in a study session an update on the County Floodplain Remapping Project, which has recently completed receipt of the second phase of draft mapping revisions prepared by the Colorado Hazard Mapping Program (“CHAMP”), technical review of those maps and data, and an associated series of public outreach meetings. Staff is preparing to propose the adoption of a comprehensive zoning map amendment to the Floodplain Overlay District (“FO District”), specifically the Boulder County Floodplain and Floodway, based upon these revised analyses from CHAMP, Federal Emergency Management Agency (“FEMA”), and other best available data.

*Action Requested: None. Study Session only.*

No public testimony will be taken.

(Staff Planners: Varda Blum and Erin Cooper)

Webpage: <https://www.bouldercounty.org/transportation/floodplain-mapping/>

Detailed information regarding these items is available for public examination on the Boulder County Land Use website at [www.bouldercounty.org/lu](http://www.bouldercounty.org/lu) or at our office located at 2045 13th Street, Boulder, Colorado, 303-441- 3930. Staff recommendation packets will be posted to the project pages approximately one week prior to the hearing.

**ADJOURNED**