



Community Planning & Permitting

Courthouse Annex • 2045 13th Street • Boulder, Colorado 80302 • Tel: 303.441.3930
Mailing Address: P.O. Box 471 • Boulder, Colorado 80306 • www.bouldercounty.org

MEETING OF THE PLANNING COMMISSION BOULDER COUNTY, COLORADO

WEDNESDAY, JULY 21, 2021 AT 1:30 P.M.

PLEASE NOTE: Due to COVID-19 concerns, this hearing will be held virtually. Information regarding how to participate will be available on the Planning Commission webpage in advance of the hearing (approximately July 14, 2021) at <https://boco.org/PC>. To join the meeting by phone, dial 1-833-568-8864 (toll free) and enter the Webinar ID: 161 481 2839.

This agenda is subject to change. Please call ahead or check the Planning Commission webpage to confirm an item of interest (303-441- 3930 / <https://boco.org/PC>). Public comments are taken at meetings designated as public hearings. For special assistance, contact our ADA Coordinator (303-441-3525) at least 72 hours in advance.

There will be opportunity to provide public comment remotely on the subject items during the respective virtual Public Hearing portion for each item. If you have comments regarding any of these items, you may mail comments to the Community Planning & Permitting Department (PO Box 471, Boulder, CO 80306) or email to planner@bouldercounty.org. Please reference the docket number of the subject item in your communication. Call 303-441-3930 or email planner@bouldercounty.org for more information.

Call to Order

Roll Call

Approval of Minutes/Miscellaneous Business

Approval of meeting minutes from June 16, 2021.

Staff Updates

Items

1. Docket V-21-0001: Hartsell Vacation (Tabled from June 16, 2021)

Public Hearing

Request: Request to vacate the alleyway at 1104 Eldorado Ave between the south 70 feet of lots 1 through 6 and the entirety of lots 42-48 of Block 51 in the townsite of Eldora, Colorado, as well as a triangular portion of Old 11th Avenue east of the subject property as recorded with Boulder County under reception #90916881.

Location: 1104 Eldorado Avenue, approximately 2 and 1/4 miles west of the intersection of Lake Eldora Ski Road and Eldora Avenue, Section 21, Township 1S, Range 73W.

Zoning: Forestry (F) Zoning District

Applicants: Stephanie J. Hartsell, Donna Burbank, and William Ellwood

Property Owner: Stephanie J. and Paul S. Hartsell

Website: <https://boco.org/V-21-0001>

Action Requested: Recommendation to BOCC

Public testimony will be taken
Staff Planner(s): Nathaniel Shull

2. Docket SU-21-0002/SPR-21-0033: Cooper Vacation Rental and Residential Addition Public Hearing

Request: Special Review and Site Specific Development Plan for a Vacation Rental of 120 days per year for up to six guests and Site Plan Review for an existing unpermitted 120-square-foot shed and residential addition of 576 square feet on an approximately 3.5-acre parcel.

Location: 458 County Road 90, located on the north side of County Road 90 approximately 0.5 miles west of its intersection with State Highway 7 Business, in Section 26, Township 3N, Range 73W.

Zoning: Forestry (F) Zoning District

Applicant: Rebecca R. Cooper Revocable Trust

Property Owner: Rebecca R. Cooper

Agent: Mike Daley

Website: <https://boco.org/SU-21-0002-SPR-21-0033>

Action Requested: Recommendation to BOCC

Public testimony will be taken

Staff Planner(s): Ryan Kacirek

3. Docket SU-21-0003: Smetana Partnership, LLC - Special Use Marijuana Store Public Hearing

Request: Special Use Review to allow an increase of up to 250 average daily trips on the subject 0.68-acre parcel.

Location: 7521 Ute Highway, located on the northeast corner of the intersection of State Highway 66 and N. 75th Street in Section 24, Township 3N, Range 70W.

Zoning: Business (B) Zoning District

Applicant: SBUD, LLC dba Star Buds

Property Owner: Smetana Partnership LLP, c/o Judy Smetana

Agent: Michael Foote

Website: <https://boco.org/SU-21-0003>

Action Requested: Recommendation to BOCC

Public testimony will be taken

Staff Planner(s): Nathaniel Shull

4. Executive session as authorized under CRS 24-6-402(4)(b) related to Denver Water's 1041 Permit Application, Docket SI-20-0003

Adjournment