MEETING OF THE BOARD OF ADJUSTMENT
BOULDER COUNTY, COLORADO
AGENDA

Wednesday, July 6, 2022, 4:00 p.m.
Virtual BOA Meeting

Due to COVID-19, Board of Adjustment hearings are currently being held virtually. Information regarding how to participate will be available on the Board of Adjustment webpage approximately one week prior to the hearing at https://boco.org/BOA. To join the meeting by phone, dial 1-833-568-8864 (toll free) and enter the Webinar ID: 160 536 0450

This agenda is subject to change. Please call ahead (303-441-3930) or check the Board of Adjustment webpage to confirm an item of interest. 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.

1. CALL TO ORDER
2. ROLL CALL
3. ITEMS
   3.1. Docket VAR-21-0006: Schreck Barn Setback Variance
      Public testimony will be taken.
      Request: Request for a 54-foot reduction in the required 110-foot supplemental setback from the centerline of Baseline Road, to allow for the construction of a 984-square-foot agricultural barn within the setback.
      Location: 7856 Baseline Road, approximately .6 miles east of the intersection of Baseline Road and N. 75th Street in Section 1, Township 1S, Range 70W.
      Zoning: Estate Residential (ER) Zoning District
      Applicants/Property Owners: Derek Schrek & Rebekah Powell
      Website: https://boco.org/VAR-21-0006
      Action Requested: Decision
      Staff Planner: Sam Walker

   3.2. Docket VAR-22-0001: Gerwing Variance
      Public testimony will be taken.
      Request: Variance request to reduce the required supplemental setback along Cherryvale Road from the required 90 feet to 53 feet to allow the construction of several additions to the existing residence on a .92-acre parcel
      Location: 1065 Cherryvale Road, approximately .2 miles north of the intersection of Cherryvale Road and Baseline Road, in Section 34, Township 1N, Range 70W.
      Zoning: Rural Residential (RR) Zoning District
      Applicants/Property Owners: Stacy F. Tellinghuisen & Kevin J. Walsh
      Agent: Mark Gerwing
3.3. **Docket VAR-22-0002: Glacier View Ranch Height Variance**  
*Public testimony will be taken.*  
Request: Variance request to adjust the maximum building height in the Forestry zoning district from 30' to 40' for construction of a ropes course on an approximately 515-acre parcel.  
Location: 8748 Overland Road, parcel number 132100000027, north of Overland Road and approximately .75 mile east of the intersection of Overland Road and Colorado Highway 72 (Peak to Peak Highway), in Sections 16, 17, and 21, T2N, R72W.  
Zoning: Forestry (F) Zoning District  
Applicant: Brandon Westgate  
Property Owner: Rocky Mountain Conference of Seventh-Day Adventists  
Website: https://boco.org/VAR-22-0002  
Action Requested: Decision  
Staff Planner: Pete L'Orange

4. **ADJOURNMENT**
PUBLIC HEARING
BOULDER COUNTY, COLORADO
BOARD OF ADJUSTMENT

DATE: July 6, 2022
TIME: 4:00 p.m.

PLEASE NOTE: This hearing will be held virtually. Information regarding how to participate will be available on the Board of Adjustment webpage in advance of the hearing (approximately May 25, 2022) at https://boco.org/BOA. To join the meeting by phone, dial 1-833-568-8864 (toll free) and enter the Webinar ID: 160 536 0450.

Notice is hereby given that a public hearing will be held by the Boulder County Board of Adjustment at the date and time specified above. All persons interested in the following item(s) are requested to attend such hearing and aid the Board members in their consideration.

There will be opportunity to remotely provide public comment on the subject dockets during the 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.

Docket VAR-21-0006: Schreck Barn Setback Variance
Request for a 54-foot reduction in the required 110-foot supplemental setback from the centerline of Baseline Road, to allow for the construction of a 984-square-foot agricultural barn within the setback. The application is submitted by Derek Schreck & Rebekah Powell. The proposal is in the Estate Residential zoning district at 7856 Baseline Road, approximately .6 miles east of the intersection of Baseline Road and N. 75th Street, in Section 1, Township 1S, Range 70W.
Website: https://boco.org/VAR-21-0006

Docket VAR-22-0001: Gerwing Variance
Variance request to reduce the required supplemental setback along Cherryvale Road from the required 90 feet to 53 feet to allow the construction of several additions to the existing residence on a .92-acre parcel. The application is submitted by Stacy F. Tellinghuisen & Kevin J. Walsh. The proposal is in the Rural Residential zoning district at 1065 Cherryvale Road, approximately .2 miles north of the intersection of Cherryvale Road and Baseline Road, in Section 34, Township 1N, Range 70W.
Website: https://boco.org/VAR-22-0001

Docket VAR-22-0002: Glacier View Ranch Height Variance
Variance request to adjust the maximum building height in the Forestry zoning district from 30’ to 40’ for construction of a ropes course on an approximately 515-acre parcel. The application is submitted by Rocky Mountain Conference of Seventh-Day Adventists. The proposal is in the Forestry zoning district at 8748 Overland Road, parcel number 132100000027, north of Overland Road and approximately .75 mile east of the intersection of Overland Road and Colorado Highway 72 (Peak to Peak Highway), in Sections 16, 17, and 21, T2N, R72W.
Website: https://boco.org/VAR-22-0002

Matt Jones  County Commissioner  Claire Levy  County Commissioner  Marta Loachamin  County Commissioner
It is Boulder County policy to make county programs, meetings, activities, and services accessible to individuals with disabilities, according to the Americans with Disabilities Act. If you need special assistance, contact the ADA Coordinator at 303-441-3525 at least 72 hours before the scheduled event.

**Detailed information regarding these items is available online at [https://boco.org/cpp](https://boco.org/cpp).**
Prairie Mountain Media, LLC
PUBLISHER’S AFFIDAVIT
County of Boulder
State of Colorado

The undersigned, Agent, being first duly sworn under oath, states and affirms as follows:

1. He/she is the legal Advertising Reviewer of Prairie Mountain Media LLC, publisher of the Longmont Times Call.

2. The Longmont Times Call is a newspaper of general circulation that has been published continuously and without interruption for at least fifty-two weeks in Boulder County and meets the legal requisites for a legal newspaper under Colo. Rev. Stat. 24-70-103.

3. The notice that is attached hereto is a true copy, published in the Longmont Times Call in Boulder County on the following date(s):

Jul 20, 2022

[Signature]

Subscribed and sworn to me before me this 20th day of July, 2022

[Notary Public]

SHAYLA NAJERA
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20174031965
MY COMMISSION EXPIRES July 31, 2025

Account: 1050753
Ad Number: 1907248
Fee: $48.43