

EL PASO COUNTY PLANNING COMMISSION AGENDA

Thursday, September 3, 2020

Hearing Begins at 1:00 PM

NOTE: The El Paso County Planning Commission hearing is held in the Hearing Room at Centennial Hall at 200 S. Cascade Avenue, Colorado Springs

If you need further information, please contact the Planning and Community Development Department at 719-520-6300.

Full staff reports for each item can also be found at www.elpasoco.com, Departments, Planning and Community Development, Planning Commission, 2020 Meetings.

The Planning and Community Development Department Comment Agenda and any Supplemental Packets are automatically incorporated as part of the record unless specific objections are raised at the meeting. The recording is the official record of the proceedings.

NOTE: Any materials used in support of or opposition to a project must be submitted to the Clerk and left as part of the record.

1:00 p.m. – Regular Hearing

1. Report Items

A. Planning and Community Development Department -- Craig Dossey

B. Public Comment on Items Not Listed on the Agenda

2. Consent Items

A. Approval of the Minutes – August 20, 2020

B. SF-19-029

RUIZ

**FINAL PLAT
GLENARM SUBDIVISION FILING NO. 2**

A request by the Stratmoor Hills Water District for approval of a final plat amendment to create one additional lot for the purposes of constructing a water treatment facility. The 5.71 acre property is zoned PUD (Planned Unit Development) and is located on the north side of Glenarm Road, approximately 1000 feet west of Las Vegas Street. (Parcel Nos. 65033-22-006 and 65033-22-007) (Commissioner District No. 4)

C.ID-20-003

RUIZ

**SPECIAL DISTRICT SERVICE PLAN AMENDMENT
MAYBERRY, COLORADO SPRINGS METROPOLITAN DISTRICT NOS. 1-8**

A request by Colorado Springs Mayberry, LLC, for approval of an amended and reinstated Colorado Revised Statutes Title 32 Special District service plan for the Mayberry, Colorado Springs Metropolitan District Nos. 1-8. The fourteen (14) parcels proposed for inclusion into the Districts total 630 acres and are located immediately south of Highway 94, approximately 1.24 miles west of North Ellicott Highway and are within Sections 14 and 15, Township 14 South, Range 63 West of the 6th P.M. The proposed multiple district service plan includes the following: a maximum debt authorization of \$164,240,000, a debt service mill levy of 50 mills for District Nos. 1, 3, 4, 5, 6, and 7, and 25 mills for District Nos. 2 and 8, an operations and maintenance mill levy of 10 mills for each district, and a special purpose mill levy of 5 mills for each District for covenant enforcement services, for total maximum combined mill levy of 65 mills for District Nos. 1, 3, 4, 5, 6, and 7, and 40 mills for District Nos. 2 and 8. The statutory purposes of the Districts include the provision of the following: : 1) design, construction, financing, maintenance, and ownership of water and wastewater lines; 2) street improvements and safety protection; 3) design, construction, financing, and maintenance of drainage facilities; 4) design, acquisition, construction, and maintenance of recreation facilities; 5) mosquito control; 6) covenant enforcement, and 7) television relay and translation. The properties included within the boundaries of the proposed Districts are within the boundaries of the Ellicott Valley Comprehensive Plan (1989). (Parcel Nos. 34000-00-362, 34000-00-356, 34000-00-357, 34000-00-358, 34000-00-353, 34000-00-354, 34000-00-437, 34000-00-438, 34000-00-439, 34000-00-440, 34000-00-441, 34000-00-442, 34000-00-443, and 34000-00-444) (Commissioner District No 4)

D.MS-19-009

HOWSER

**MINOR SUBDIVISION
EDGEWOOD MINOR SUBDIVISION**

A request by Karen and James Martens for approval of a minor subdivision to create two (2) single-family residential lots. The 12 acre property is zoned RR-5 (Residential Rural) and is located on the north side of Poco Road, approximately one quarter-of a mile west of Vollmer Road. (Parcel No. 52280-00-011) Commissioner District No. 2

Regular Items

3. El Paso County Master Plan – Informational Update – No Action Needed

NOTE: For information regarding the Agenda item the Planning Commission is considering, call the Planning and Community Development Department for information at 719-520-6300. Visit our website at www.elpasoco.com to view the agenda and other information about El Paso County. Results of the action taken by the Planning Commission will be published following the meeting.

The name to the right of the title indicates the Planner processing the request.