

EL PASO COUNTY PLANNING COMMISSION AGENDA

Thursday, December 17, 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 – December 3, 2020

B. SF-20-003

RUIZ

**FINAL PLAT
WINSOME FILING NO. 1**

A request by Winsome, LLC, for approval of a final plat to create 47 single-family residential lots. The 164.4 acre property is zoned RR-2.5 (Residential Rural) and is located at the northwest corner of the Hodgen Road and Meridian Road intersection and within Sections 13, 19, and 24, Township 11 South, Range 65 West of the 6th P.M. (Parcel No.51000-00-496) (Commissioner District No. 1)

C. CS-20-003

DARDEN

**MAP AMENDMENT (REZONE)
HIGHWAY 94 AND CURTIS ROAD**

A request by Land View, LLC, for approval of a map amendment (rezoning) of 35.11 acres of a larger 99.97 acre parcel from RR-5 (Residential Rural) to CS (Commercial Service). The property is located at the southeast corner of the Highway 94 and Curtis Road intersection and within Section 15, Township 4 South, Range 64 West of the 6th P.M. (Parcel No.44150-00-021) (Commissioner District No. 4)

Regular Items

3. AL-19-006

HOWSER

**SPECIAL USE
1425 BURNHAM ST. WORKZONE SPECIAL USE**

A request by Work Zone Traffic Control, Inc., for approval of a special use for a contractor's equipment yard. The 0.53-acre property is zoned CS (Commercial Service) and is located at the southeast corner of Welton Drive and Burnham Street, approximately 500 feet north of the intersection of South Academy Boulevard and Interstate 25 and within Section 10, Township 15 South, Range 66 West of the 6th P.M. (Parcel Nos. 65102-14-001 and 65102-14-018) (Commissioner District No. 4)

4. CC-20-001

DICKSON

**MAP AMENDMENT (REZONE)
HADDOCK METAL ROOF**

A request by Black Forest, LLC, for approval of a map amendment (rezoning) from A-5 (Agricultural) to CC (Commercial Community). The 4.77 acre property is located on the west side of Black Forest Road, approximately 980 feet north of Shoup Road and within Section 7, Township 12 South, Range 65 West of the 6th P.M. (Parcel No. 52070-00-004) (Commissioner District No. 1)

5. 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.