**Planning Commission Informal Agenda**

**City of Colorado Springs**

City Hall

30 S. Nevada Avenue

Colorado Springs, CO 80903

**30 S Nevada Ave, Suite 102**

**8:30 AM**

**Thursday, December 8, 2016**

**1. Call to Order**

**2. Communications**

Chairperson Eric Phillips

**CPC‑038**

**3. Updates**

Director Updates, Peter Wysocki

**CPC‑002**

DRB Updates, Ryan Tefertiller / Commissioner Walkowski

**CPC‑003**

**4. CONSENT CALENDAR**

A Conditional Use for a 45‑foot monopole cellular tower Commercial Mobile Radio Service with an equipment compound (CMRS) at 5670 Dublin Boulevard (Quasi‑Judicial)

Presenter:

Rachel Teixeira, Planner II, Planning and Community Development

**4.A.**

**CPC CM1 16‑00127**

[CPC Staff Report\_CMRS\_DALBY\_DUBLIN](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=efacfda4-7ef9-43c1-9c97-27a5ab327b9e.doc)

[FIGURE 1 ‑ SITE PLAN](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=d18d6af2-9c6b-4195-870e-e3d04b860c48.pdf)

[FIGURE 2 ‑ PROJECT STATEMENT](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=3b07afdc-920c-44ee-ae5f-5ce4131bb0bc.pdf)

[7.5.704 Conditional Use Review](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=b499442e-f236-4671-99b5-b50733fa6b71.docx)

[7.4.607 Site Selection and Collocation req](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=0ae796ae-52b1-466c-8a60-f8ce1668bf1c.docx)

[7.4.608 Design Criteria & construction standards](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=bc9eefef-58db-49e4-ae6f-8f9293c74fe3.docx)

***Attachments:***

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An extension of the use variance to extend the deadline for Stericycle, Inc. to receive Certificate of Designation approval.

Presenter:

Hannah Van Nimwegen, Planner II, Planning & Community Development

**4.B.**

**CPC UV 15‑00133EX**

[CPC UV 15‑00133‑Staff Report](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=d9919045-d6a5-41ac-855c-c0f101a4e2fc.docx)

[Figure 1. Site Plan](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=804485fb-881b-4c22-9533-d760b675b4cc.pdf)

[Figure 2. Project Statement](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=ee04ab9e-648c-4d6f-b088-b584c85e1be1.pdf)

[Figure 3. Surrounding Zoning](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=c2bded5c-9905-4649-915a-8615a990a2b5.pdf)

[Figure 4. City Code Section](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=82a6a2e7-367e-4586-8b06-2f139402eb0d.pdf)

[7.5.803.B Use Variance Review Criteria](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=7cf4c04a-3aa8-4b4a-bb75-7bf3c16dca47.docx)

***Attachments:***

A conditional use to allow a convenience store/gas station within an M‑1 (Light Industrial) zone district addressed at 2961 North El Paso Street and located at the southeast corner of East Fillmore Street and North El Paso Street.

(Quasi‑Judicial)

Presenter:

Michael Schultz, Principal Planner, Planning & Community Development

**4.C.**

**CPC CU 16‑00117**

[CPC Staff Report\_Maverik Gas Station CU](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=2d345331-531b-4f3a-9baf-ca4631b15eec.docx)

[Figure 1 ‑ Project Statement](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=99c84142-2902-48ad-bc2c-38179b2bdacc.pdf)

[Figure 2 ‑ Development Plan](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=f3235807-ce70-4da7-8f63-7f11e9f71971.pdf)

[7.5.704 Conditional Use Review](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=7f18b948-59dd-4fc9-95e0-1f751689d1b6.docx)

[7.5.502.E Development Plan Review](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=c1e00d4f-cad2-4f6c-ae19-d70259b1c0ef.docx)

***Attachments:***

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Metal Products, LLC zone change of 7,200 square feet from R‑5 (Multi‑Family Residential) to C‑6 (General Business) located west of the southwest corner of North Circle Drive and Willamette Place, addressed as 2709 and 2717 Willamette Place.

(Quasi‑Judicial)

Presenter:

Hannah Van Nimwegen, Planner II, Planning & Community Development

**4.D.1**

**CPC ZC 16‑00125**

[CPC Staff Report ‑ Metal Products, LLC](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=87786247-e8b5-4cc5-abf7-d82c53e44840.docx)

[Figure 1 ‑ Rezoning Plan](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=2452254c-9fde-4770-a86b-34fe952e61d7.pdf)

[Figure 2 ‑ Development Plan Amendment](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=1b343c8a-57c5-468a-bd17-49c23ef8ae8a.pdf)

[Figure 3 ‑ Project Statement](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=3d7f0543-2329-4988-93c6-8d5158fb3c75.pdf)

[Figure 4 ‑ Surrounding Land Uses](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=cee53d2a-b5bf-49f9-880a-2a714585ab13.pdf)

[7.5.603 Criteria for granting zone changes](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=49a86d81-e4a2-4832-a3d1-feea6d569622.docx)

***Attachments:***

Minor Development Plan Amendment illustrating a parking lot reconfiguration, building addition, and other minor alterations to the existing site located west of the southwest corner of North Circle Drive and Willamette Place, addressed as 2709 and 2717 Willamette Place.

(Quasi‑Judicial)

Presenter:

Hannah Van Nimwegen, Planner II, Planning & Community Development

**4.D.2**

**CPC MDP 07‑00131‑A1MN16**

[Figure 2 ‑ Development Plan Amendment](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=a18eb200-b367-4417-b655-308e5f32db02.pdf)

[7.5.502.E Development Plan Review](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=31384381-d147-4ca5-a5f5-5fcfa2f8c273.docx)

[7.5.503.C Concept & Development Plan App Rev Procedures](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=10714027-6db2-4e23-b283-519f7d2dbc6d.docx)

***Attachments:***

Administrative Relief to allow a reduction in the required number of onsite parking stalls from 18 to 16 located west of the southwest corner of North Circle Drive and Willamette Place, addressed as 2709 and 2717 Willamette Place.

(Administrative)

Presenter:

Hannah Van Nimwegen, Planner II, Planning & Community Development

**4.D.3**

**AR R 16‑00763**

[Figure 2 ‑ Development Plan Amendment](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=516ba6af-e1ba-450c-85fd-472ff8aa8603.pdf)

[7.5.1102 Findings Necessary to Grant Administrative Relief](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=025dc543-6d8d-4c58-ab78-1c2f36c0aba7.docx)

***Attachments:***

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**These items will be acted upon as a whole, unless a specific item is called for discussion by a Commissioner or a citizen wishing to address the Planning Commission. (Any items called up for separate consideration shall be acted upon following the Consent Vote.)**

**5. UNFINISHED BUSINESS**

**6. NEW BUSINESS CALENDAR**

Presentation of the Draft Envision Shooks Run Facilities Master Plan

Presenter:

Carl Schueler, Comprehensive Planning Manager, Planning & Community Development

**CPC MP 16‑00122**

[CPC Staff Report\_EnvsionShooksRun](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=848241d2-936e-4609-86b8-e89c86bc77ac.doc)

[Figure 1 161102\_Shooks Run FMP Public Circulation ‑ Project Statement](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=8aa74baf-e48b-4d1c-81ef-cf17a797dcea.pdf)

[Figure 2 ‑11.29.16 DP opinion ‑ Envision Shooks Run [1]](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=9f78ac93-dc6e-4445-aa47-5006bd2aa35c.docx)

[7.5.408 MASTER PLAN REVIEW CRITERIA](http://coloradosprings.legistar.com/gateway.aspx?M=F&ID=aae60f11-ccda-42d7-b6b6-4006b11869f9.docx)

***Attachments:***

**7. Adjourn**

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