

Commissioner Odom moved that the following Resolution be adopted:

BEFORE THE BOARD OF COUNTY COMMISSIONERS
OF THE COUNTY OF JEFFERSON
STATE OF COLORADO
RESOLUTION NO. CC11-192

Case No.	06-114448RZ
Map No.	49
Owner:	Mary K. Lindgren
Applicant:	Tom Loux
Location:	5324 Alkire St. Section 17, Township 3 South, Range 69 West
From:	Residential-One (R-1A)
To:	Planned Development (PD)
Purpose:	To rezone from Residential-One (R-1A) to Planned Development (PD) to allow for the keeping of up to 500 pigeons and doves.
Approximate Area:	0.23 Acres

WHEREAS, Mary K. Lindgren and Tom Loux filed an application with the Planning and Zoning Division of Jefferson County to rezone the subject property from Residential-One to Planned Development to allow for the keeping of up to 500 pigeons and doves; and

WHEREAS, a public hearing was held by the Jefferson County Planning Commission on April 27, 2011, at which time the Planning Commission, by formal resolution, recommended approval with conditions of the subject rezoning application and approved a Plan Exception in accordance with the Comprehensive Master Plan; and

WHEREAS, after notice as provided by law, a public hearing was held by this Board on May 24, 2011; and

WHEREAS, based on the study of the Comprehensive Plan and the Zoning Resolution, recommendations of the Jefferson County Planning Commission, recommendations of the Jefferson County Planning and Zoning Division, comments of public officials and agencies, and testimony and written comments from all interested parties, this Board finds as follows:

1. That proper posting, publication and public notice were provided as required by law for the hearings before the Planning Commission and the Board of County Commissioners of Jefferson County.
2. That the hearings before the Planning Commission and the Board of County Commissioners were extensive and complete, that all pertinent facts, matters and issues were submitted and that all interested parties were heard at those hearings.
3. The proposal is in general conformance with the Comprehensive Master Plan and the North Plains Community Plan because it meets all applicable sections of the Plans' policies; except for one of the requirements of a cottage industry in the Housing Section, for which the use proposed would actually have less impacts.
4. The proposed land use is compatible with existing and allowable land uses in the surrounding area because it is a low intensity operation with residential characteristics.
5. The proposed land uses will not result in significant impacts to the health, safety, and welfare of the residents and landowners in the surrounding area.
6. That each of the factors set forth above is adequate independently to support this resolution.
7. The subject property is served by the Arvada Fire District and the North Table Mountain Water and Sanitation District.
8. No known commercial mineral deposits exist on the subject property.

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NOW, THEREFORE, BE IT RESOLVED that Rezoning Case No. 06-114448RZ to rezone from Residential-One to Planned Development the following described unincorporated area of Jefferson County, attached hereto as Exhibit A, be and hereby is APPROVED subject to the following condition:

- a. Revisions to the Official Development Plan in accordance with the red-marked print dated May 24, 2011.

Commissioner Griffin seconded the adoption of the foregoing Resolution. The roll having been called, the vote was as follows:

Commissioner John Odom	Aye
Commissioner Donald Rosier	Excused
Commissioner Faye Griffin, Chairman	Aye

The Resolution was adopted by majority vote of the Board of County Commissioners of the County of Jefferson, State of Colorado.

Dated: May 24, 2011

EXHIBIT A

Case No. 06-114448RZ

Legal Description

Street Location of Property 5324 Alkire Street
Is there an existing structure at this address?

Yes X No

Type the legal description and address below.

Lot 6, Block 6, Appleridge Estates, Filing No. 1, recorded at Plat Book 26, Page 16 in the records of the Clerk and Recorder, County of Jefferson, State of Colorado. Containing 0.23 acres, more or less.

Advise of Ortho Map No. 49 Section 17 Township 3 S. Range 69 W.
Calculated Acreage 0.23 Acres Checked by: Ben Hasten
Address Assigned (or verified) 5324 Alkire Street