

Jefferson County Land Use Case Summary December 2023

Case Type	Case Number	Location/Description	Hearings Dates/ Comments Due	Comment
Administrative Exception	23-137779AE	6534 High CIR, 80465	None given	To allow a 38.5-foot front setback to the northwest , where 50 feet are required for a detached garage in an A-2 zone district. CM: Kayla Bryson <a href="mailto:kbryson@co.jefferson.co.us">kbryson@co.jefferson.co.us</a>
Administrative Exception	23-135119AE	8291 Queen ST, 80005	None given	To allow a 26.3-foot side setback to the south, where 30 feet is required for a House Addition/Accessory Dwelling Unit in an A-2 zone district. CM: Kayla Bryson <a href="mailto:kbryson@co.jefferson.co.us">kbryson@co.jefferson.co.us</a>
Administrative Exception	23-131063AE	5761 Northwood DR, 80439	None given	To allow a 38 feet rear setback to the west, where 50 feet is required for an attached garage in an A-1 zone district. CM: Joshua Heiserman <a href="mailto:jheiserm@co.jefferson.co.us">jheiserm@co.jefferson.co.us</a>
Alternate Standard Request	23-116663ASR	8015 W Bowles AVE, 80123	None given	Alternate Standards Request of 0.9 feet, where 1.0 feet is required. Site Development Plan to develop Lot 5, Bowles Crossing to a Vectra Bank. The project will consist of a one-story 3,737 sq. ft. bank building. CM: Charles Childs <a href="mailto:cchilds@co.jefferson.co.us">cchilds@co.jefferson.co.us</a>
Community Meeting	23-136220CMT	33122 Golden Gate Canyon Road	01/16/2023 @ 5:00 pm	Community meeting to discuss a rezoning application to allow a destination resort. All Community Meetings are held virtually. Please visit our website's <a href="#">Calendar Page</a> and select the date of the meeting provided above for directions on how to join the virtual meeting. CM: Reid Powers <a href="mailto:rzpowers@co.jefferson.co.us">rzpowers@co.jefferson.co.us</a>
Community Meeting	23-136220CMT	The Enclave RZ Ken Caryl Ranch Valley ODP	12/18/2023 @ 5:30 pm	A Community Meeting to discuss an Amendment to the Ken Caryl Ranch Valley ODP to modify setbacks for properties within the Enclave HOA All Community Meetings are held virtually. Please visit our website's <a href="#">Calendar Page</a> and select the date of the meeting provided above for directions on how to join the virtual meeting. CM: Alexander Fowlkes <a href="mailto:afowlkes@co.jefferson.co.us">afowlkes@co.jefferson.co.us</a>
Land Disturbance Permit	23-137185GPA	29145 Summit Ranch DR, 80401	None given	Grading Permit Application for a proposed development at 29145 Summit Ranch Drive in Jefferson County, Colorado. The project proposes to construct a private driveway with two accesses onto Summit Ranch Drive to serve a proposed single-family home. CM: Lauren Caruso <a href="mailto:lcaruso@co.jefferson.co.us">lcaruso@co.jefferson.co.us</a>

Land Disturbance Permit	23-134965GPA	Hwy 128 and Verve Parkway - JeffCo ROW 12805 W 112th AVE, 80419	None given	Grading permit for work occurring on JeffCo Property for the proposed roadway widening of State Highway 128 between the intersections of the new Simms Street realignment and Old Simms Street. CM: Nathan Seymour <a href="mailto:nseymour@jeffco.us">nseymour@jeffco.us</a>
Land Disturbance Permit	23-135856GPA	29555 Goose Creek RD, 80135	None given	Lost Valley Ranch is improving its facilities by constructing two new bunkhouses which will include services for both water and sanitary. To access the bunkhouses, construction access roads will be used to provide means for construction activity to different portions of the site. The construction access roads will include drainage mitigation via culverts that will pass the 10-year storm event. A prefabricated bridge will also cross Goose Creek. This will include the construction of abutments and grading to provide access to the bridge. Grading will occur and all materials will be located on site. Approximately 6000 cu.yds. will be used for construction activities. Erosion control best management practices will be installed to help mitigate any impacts due to land disturbances. This will include the installation of vehicle tracking, silt fence, check dams, inlet protection, concrete washout, sediment control logs, and rip rap. CM: Lauren Caruso <a href="mailto:lcaruso@co.jefferson.co.us">lcaruso@co.jefferson.co.us</a>
Land Disturbance Permit	23-135838GPA	Peaks to Plains Package C GPA 80401	None given	Grading for new parking lot, trails, retaining walls, viaduct, and bridges as part of Peaks to Plains Huntsman Package C. CM: Benjamin Johnson <a href="mailto:bjohnso@co.jefferson.co.us">bjohnso@co.jefferson.co.us</a>
Minor Variation Request	23-136256MVR	945 Nob Hill RD, 80439	None given	To waive the requirement for a tree preservation plan. CM: Sara Kohles <a href="mailto:skohles@co.jefferson.co.us">skohles@co.jefferson.co.us</a>
Minor Variation Request	23-136186MVR	945 Nob Hill RD, 80439	None given	Minor Variation Request to allow 1 bedroom units where the ODP requires 2-4 bedroom units. CM: Sara Kohles <a href="mailto:skohles@co.jefferson.co.us">skohles@co.jefferson.co.us</a>
Minor Variation Request	23-135469MVR	Pine Grove Adj 1 Amendment 28310 South River RD, 80470	None given	CM: Mercedes Martinez <a href="mailto:mmartine@co.jefferson.co.us">mmartine@co.jefferson.co.us</a>
Minor Variation Request	23-135799MVR	3042 Evergreen PKWY, 80439	None given	To allow for reduced front and side setbacks for the construction of 8 condominium units. CM: Alexander Fowlkes <a href="mailto:afowlkes@co.jefferson.co.us">afowlkes@co.jefferson.co.us</a>
Minor Variation Request	23-135575MVR	Bergen Valley Elementary Addition 80439		CM: Laura Armstrong <a href="mailto:larmstro@co.jefferson.co.us">larmstro@co.jefferson.co.us</a>
Preliminary/Final Plat	23-102690PF	Vintage Reserve Amd 2 - Vintage Overlook  6559 S Harlan ST, 80123	PlnCom: 01/10/24 @6:15 pm BofCC: 01/30/24 @9:00 am	Preliminary and Final Plat to subdivide the property into seven lots for single-family detached units. CM: Laura Armstrong <a href="mailto:larmstro@co.jefferson.co.us">larmstro@co.jefferson.co.us</a>

Regulation Amendment	22-122945AM	NA	12/29/2024	Transportation Design and Construction Manual. This regulation update includes updates to Chapters 3 and 5 as well as updates to the Transportation Studies Appendix, Standard Details, and Templates. CM: Lindsey Wire, 303-271-8717 <a href="mailto:lwire@jeffco.us">lwire@jeffco.us</a> Note: JCHC review and comment on the regulation amendment
Rezoning	23-115928RZ	1105 Rogers ST	PlnCom: 01/10/24 @6:15 pm BofCC: 01/30/24 @9:00 am	To Rezone from Residential-Two (R@) to Planned Development (PD) to allow a maximum of twelve dwelling units per acre. CM: Alexander Fowlkes, 303-271-8719, <a href="mailto:afowlkes@co.jefferson.co.us">afowlkes@co.jefferson.co.us</a>
Rezoning	23-134093RZ	494 Thunder Road	PlnCom: 01/10/23 @6:15 pm BofCC: 01/30/23 @9:00 am	To Rezone from Agricultural-Two (A-2) and Commercial-One (C-1) to Agricultural-Two (A-2) to resolve split zoning. CM: Alexander Fowlkes, 303-271-8719, <a href="mailto:afowlkes@co.jefferson.co.us">afowlkes@co.jefferson.co.us</a>
Rezoning	23-114913RZ	13256 W Crestline Drive	PlnCom: 01/10/23 @6:15 pm BofCC: 01/30/23 @9:00 am	To rezone the Corridor District – Office and Light Industrial (CD-O/LI) to Planned Development (PD) to allow for a senior housing residential community. CM: Sara Hutchinson, 303-271-8732, <a href="mailto:shutchin@jeffco.us">shutchin@jeffco.us</a>
Rezoning	23-131786RZ	8056 S Platte Canyon RD, 80128	First Referral	Rezoning to amend the current Official Development Plan (ODP) to allow sales, service, storage, and rental of vehicles and heavy machinery; wholesale distribution, sale and storage of Building materials. CM: Alexander Fowlkes <a href="mailto:afowlkes@co.jefferson.co.us">afowlkes@co.jefferson.co.us</a>
Rezoning	23-133029RZ	28115 State Hwy 74, 80439	First Referral	Rezone approximately 1.3 acres in Downtown Evergreen to Planned Development (PD). CM: Sara Hutchinson <a href="mailto:shutchin@co.jefferson.co.us">shutchin@co.jefferson.co.us</a>
Rezoning	23-113678RZ	670 S Rooney RD, 80401	None given	A request for rezone from Agricultural-Two (A-2) to Planned Development (PD) to allow for a multiple uses associated with an RV resort destination. CM: Allie McGahee <a href="mailto:almcgahe@co.jefferson.co.us">almcgahe@co.jefferson.co.us</a>
Site Development Plan	23-116640SD	5359 S Alkire CIR, 80127	None given	A Site Development Plan to develop Lots 3 and 4 of the Mtn West Business Center CM: Alexander Fowlkes <a href="mailto:afowlkes@co.jefferson.co.us">afowlkes@co.jefferson.co.us</a>
Variance BOA	23-137001VC	21549 Trappers TRL, 80465	None given	Variance to allow a reduced setback for a Single-Family Dwelling. CM: Kayla Bryson Case Manager Contact Information: <a href="mailto:kbryson@co.jefferson.co.us">kbryson@co.jefferson.co.us</a>
Variance BOA	23-116391VC	9702 Standing Pines, 80403	None given	To allow a Short-Term Rental CM: Alexander Fowlkes

				Case Manager Contact Information: <a href="mailto:afowlkes@co.jefferson.co.us">afowlkes@co.jefferson.co.us</a>
Variance BOA	23-131304VC	6350 Kinney Creek RD, 80439	None given	Variance to allow reduced setbacks to the east and west for an addition to a single-family dwelling. CM: Reid Powers Case Manager Contact Information: <a href="mailto:rzpowers@co.jefferson.co.us">rzpowers@co.jefferson.co.us</a>
Variance BOA	23-132792VC	11283 Shimley LN, 80403	None given	Renewal of a Short-Term Rental CM: Sara Kohles <a href="mailto:skohles@co.jefferson.co.us">skohles@co.jefferson.co.us</a>
Variance BOA	23-131789VC	33554 Elk Run, 80439	None given	Renewal of a Short-Term Rental CM: Sara Kohles <a href="mailto:skohles@co.jefferson.co.us">skohles@co.jefferson.co.us</a>
Variance BOA	23-120510VC	20266 Flint LN, 80465	None given	To legalize: 1) Setbacks for existing house. To allow: 2) Reduce setbacks for a deck replacement. CM: Matthew Karney <a href="mailto:mkarney@co.jefferson.co.us">mkarney@co.jefferson.co.us</a>
Variance BOA	22-123155VC	16500 S Golden RD, 80401	None given	Variance to allow reduced parking standards. CM: Sara Hutchinson <a href="mailto:shutchin@co.jefferson.co.us">shutchin@co.jefferson.co.us</a>
Variance BOA	23-127182VC	23309 Shingle Creek RD, 80401	None given	Description: To allow a Short-Term Rental CM:: Allie McGahee <a href="mailto:almcgahe@co.jefferson.co.us">almcgahe@co.jefferson.co.us</a>