

Jefferson County Land Use Case Summary September 2023

Case Type	Case Number	Location/Description	Hearings Dates/ Comments Due	Comment
Administrative Exception	23-122269AE	5971 Arbutus ST, 80004	None given	To allow a 20 ft side setback to the West, where 30 ft are required for a deck ramp in a P-D zone district. ADA accommodation. CM: <a href="mailto:jheiserm@co.jefferson.co.us">jheiserm@co.jefferson.co.us</a>
Administrative Exception	23-120804AE	4295 Mc Intyre ST, 80403	None given	To allow for temporary seasonal sales of a chili stand in a P-D zone district. CM: Joshua Heiserman <a href="mailto:jheiserm@co.jefferson.co.us">jheiserm@co.jefferson.co.us</a>
Administrative Exception	23-119345AE	2451 Pinehurst DR, 80439	None given	To allow a 22.5 ft front setback to the East, where 30 ft are required for a roof cover over a deck in an MR-1 zone district. CM: Joshua Heiserman <a href="mailto:jheiserm@co.jefferson.co.us">jheiserm@co.jefferson.co.us</a>
Administrative Exception	23-123390AE	10932 W Hampden PL, 80227	None given	To allow a 22.5 ft front setback to the East, where 30 ft are required for an accessory structure in a P-D zone district. CM: Mercedes Martinez <a href="mailto:mmartine@co.jefferson.co.us">mmartine@co.jefferson.co.us</a>
Administrative Exception	23-117642AE	22736 Meadow View RD, 80465	None given	To legalize a 48.5 ft front setback to the North, where 50 ft is required for a Single-Family Dwelling in an A-2 zone district. CM: Kayla Bryson <a href="mailto:kbryson@co.jefferson.co.us">kbryson@co.jefferson.co.us</a>
Alternate Standard Request	23-123369ASR	Cimarron Peak Subdivision PIN: 50-282-00-023, 80465	None given	Defer wall water supply info until time of Building Permit CM: Laura Armstrong <a href="mailto:larmstro@co.jefferson.co.us">larmstro@co.jefferson.co.us</a>
Alternate Standard Request	23-122804ASR	Vintage Reserve Amd 2 - Vintage Overlook 6559 S Harlan ST, 80123	None given	Relief of standards for retaining walls within a detention pond CM: Laura Armstrong <a href="mailto:larmstro@co.jefferson.co.us">larmstro@co.jefferson.co.us</a>
Community Meeting	23-126649CMT	4471 Parmalee Gulch Road	10/11/2023 @ 5:30 pm	Community meeting for rezoning to allow existing church, volleyball area, school, and other uses. CM: Reid Powers <a href="mailto:rzpowers@co.jefferson.co.us">rzpowers@co.jefferson.co.us</a>
Community Meeting	23-126435CMT	15600 W Colfax Avenue	10/17/2023 @ 5:30 pm	Community meeting to discuss potential rezoning from Industrial-Three (I-3) to Commercial-One (C-1) to allow for commercial uses. CM: AllieMcGahee <a href="mailto:almcgahe@co.jefferson.co.us">almcgahe@co.jefferson.co.us</a>
Community Meeting	23-126266CMT	Table Mountain Ranch 19000 W 58th Ave	10/11/2023 @ 5:30 pm Rescheduled to 10/19/2023 @ 5:30 pm	Community meeting for rezoning application to allow for approximately 50 single-family lots. CM: Reid Powers <a href="mailto:rzpowers@co.jefferson.co.us">rzpowers@co.jefferson.co.us</a>
Land Disturbance Permit	23-109821GPA	6832 Valley Dr	No date given	Grading Permit for the construction of a new driveway and Single Family Residence

				CM: Benjamin Johnson <a href="mailto:bjohnso@co.jefferson.co.us">bjohnso@co.jefferson.co.us</a>
Land Disturbance Permit	23-120309GPA	33341 Golden Gate Canyon Rd PIN: 31-071-00-008, 80403	No date given	Grading for new Private Road and Driveway for a Single Family Residence CM: Benjamin Johnson <a href="mailto:bjohnso@co.jefferson.co.us">bjohnso@co.jefferson.co.us</a>
Minor Variation Request	23-125459MVR	31033 American PKWY, 80439	No date given	From Maximum Gross Floor Area specified in the ODP. CM: Alexander Fowlkes <a href="mailto:afowlkes@co.jefferson.co.us">afowlkes@co.jefferson.co.us</a>
Minor Variation Request	22-108382MVR	14395 W 52Nd AVE, 80002	No date given	To allow a setback of 16.6' where 20' is required CM: Alexander Fowlkes <a href="mailto:afowlkes@co.jefferson.co.us">afowlkes@co.jefferson.co.us</a>
Minor Variation Request	23-120776MVR	9914 W Quincy AVE, 80123	No date given	To allow for reduced access aisle setback to the south as defined by the Quincy Lake PD ODP. CM: Allie McGahee <a href="mailto:almcgahe@co.jefferson.co.us">almcgahe@co.jefferson.co.us</a>
Minor Variation Request	23-123362MVR	Westend Ridge Subdivision 9700 Old Coal Mine AVE, 80123	No date given	To allow a safety rail to be placed within 4' of the top of a retaining wall, without being counted as part of the retaining wall height. CM: Alexander Fowlkes <a href="mailto:afowlkes@co.jefferson.co.us">afowlkes@co.jefferson.co.us</a>
Preliminary/Final Plat	22-132289PF	Kum and Go 0912 30393 Kings Valley DR, 80433	PlnCom: 10/11/23 @6:15 pm BdCC: 10/31/23 @9:00 am	To subdivide the property into two commercial lots CM: Laura Armstrong <a href="mailto:larmstro@co.jefferson.co.us">larmstro@co.jefferson.co.us</a>
Preliminary/Final Plat	23-113738PF	Cimarron Peak PIN 50-282-00-023 General Location: Near intersection of N Turkey Creek Rd with Starlight Dr	09/28/2023	Subdivide the property into 3 lots for single family detached units CM:Laura Armstrong <a href="mailto:larmstro@jeffco.us">larmstro@jeffco.us</a> (303) 271-8715
Preliminary/Final Plat	23-119559PF	Bear Creek Filing 9 PIN 49-283-00-001 North of the Intersection of S Swadley St and W Yale Pl	10/09/2023	To subdivide the property into 40 lots for single family detached units CM: Benjamin Johnson <a href="mailto:bjohnso@jeffco.us">bjohnso@jeffco.us</a> 303-271-8705
Rezoning	23-112427RZ	21524 Shady LN	PlnCm: 10/11/23 @6:15 pm BdCC: 10/31/23 @9:00 am	Resone from Mountain Residential-One (MR-1) and Agricultural-two (A-2) to Planned Development (PD) to legalize existing non-conforming residential uses CM: Sara Hutchinson <a href="mailto:shutchin@co.jefferson.co.us">shutchin@co.jefferson.co.us</a> 303-271-8732
Rezoning	23-119953RZ	16129 W 10Th AVE, 80401	No date given	Rezoning of three properties from Commercial One (C-1), Residential Two (R-2), and Planned Development (P-D) to Planned Development (PD). CM: Sara Hutchinson <a href="mailto:shutchin@co.jefferson.co.us">shutchin@co.jefferson.co.us</a>
Site Development Plan	23-108836SD	Rock of SW Site Development Plan 12472 W Belleview AVE, 80127	No date given	Minor revision to a Site Development Plan & a Minor variation request to not screen rooftop mechanical equipment. CM: Matthew Karney <a href="mailto:mkarney@co.jefferson.co.us">mkarney@co.jefferson.co.us</a>

Site Development Plan	22-128759SD	10630 Bradford RD, 80127	No date given	New parking lot on existing empty lot. CM: Reid Powers <a href="mailto:rzpowers@co.jefferson.co.us">rzpowers@co.jefferson.co.us</a>
Site Development Plan	23-119695SD	5363 S Alkire CIR, 80127	No date given	Minor Revision to the landscape plan of the Mountain West Business Center Site Development Plan, Lots 6/8 to reflect as-built conditions. CM: Matthew Karney <a href="mailto:mkarney@co.jefferson.co.us">mkarney@co.jefferson.co.us</a>
Subdivision Amendment	23-123908AR	The Homestead Fig 4, Exemption Survey (Book 62, Page 20, Rec No 80022148 8307 Settlers Drive	BdofCC: 09/10/23 @9:00 am	To amend The Homestead Fig 4 to allow the release of school restrictions placed on Tract S-1 CM: Hillary Merritt (303)271-5948 <a href="mailto:hmeritt@jeffco.us">hmeritt@jeffco.us</a>
Vacation Right of Way	21-130850VA	14186 W 74 <sup>th</sup> Pl	BdofCC: 10/03/23 @ 9:00 am	To vacate the ROW of 74 <sup>th</sup> Place located in the Croke Acres Subdivision CM:Laura Armstrong <a href="mailto:larmstro@jeffco.us">larmstro@jeffco.us</a> (303) 271-8715
Variance BOA	23-113503VC	8425 Doubleheader Ranch RD, 80465	No date given	Renewal of a Short-Term Rental CM: Sara Hutchinson <a href="mailto:shutchin@co.jefferson.co.us">shutchin@co.jefferson.co.us</a>
Variance BOA	23-116420VC	26761 Hilltop RD, 80439	No date given	Setback legalization for existing house and setback allowance for a proposed addition to the house. CM: Matthew Karney <a href="mailto:mkarney@co.jefferson.co.us">mkarney@co.jefferson.co.us</a>
Variance BOA	22-122059VC	1550 S Lininger DR, 80401	BdofAdj: 10/18/23 @9:00am	Special Exception to allow a Short Term Rental and Variance to legalize the lot size. CM: Sara Kohles <a href="mailto:skohles@co.jefferson.co.us">skohles@co.jefferson.co.us</a>
Variance BOA	23-114902VC	762 Aspen RD	BdofAdj: 10/04/23 @9:00am	RENEWAL of a variance for a reduced front setback for a proposed detached garage CM: Alexander Fowlkes <a href="mailto:afowlkes@co.jefferson.co.us">afowlkes@co.jefferson.co.us</a>
Variance BOA	23-112905VC	4955 S Indian TRL	BdofAdj: 10/04/23 @9:00am	Variance to allow reduced setback for a deck CM: CM: Reid Powers <a href="mailto:rzpowers@co.jefferson.co.us">rzpowers@co.jefferson.co.us</a>