

**MINUTES OF THE ARAPAHOE COUNTY
BOARD OF COUNTY COMMISSIONERS
TUESDAY, FEBRUARY 26, 2019**

At a public meeting of the Board of County Commissioners for Arapahoe County, State of Colorado, held at 5334 South Prince Street, Littleton, Colorado 80120 there were:

Jeff Baker, Chair	Commissioner District 3	Present
Nancy Jackson, Chair Pro-Tem	Commissioner District 4	Present
Kathleen Conti	Commissioner District 1	Present
Nancy Sharpe	Commissioner District 2	Present
Bill Holen	Commissioner District 5	Present
Ron Carl	County Attorney	Present
Joan Lopez	Clerk to the Board	Absent and Excused
Gail Stumpo	Asst. Clerk to the Board	Present

when the following proceedings, among others, were had and done, to-wit:

CALL TO ORDER

Commissioner Baker called the meeting to order.

INTRODUCTIONS

ROLL CALL

PLEDGE OF ALLEGIANCE

MODIFICATION(S) TO THE AGENDA

There were no modifications to the agenda.

ADOPTION OF THE AGENDA

The motion was made by Commissioner Conti and duly seconded by Commissioner Holen to adopt the Agenda as presented.

The motion passed unanimously.

CITIZEN COMMENT PERIOD

Jim Compton, 159 Picadilly Road, expressed concern about trucking companies located on Picadilly Road and the safety issue when trucks pass his house at a high rate of speed. He said he was granted zoning for his business where he resides and feels that the trucking companies located on Picadilly should be required to do the same.

APPROVAL OF THE MINUTES

The motion to approve the minutes from the January 29, 2019 Public Meeting was made by Commissioner Holen, duly seconded by Commissioner Conti.

The motion passed unanimously.

The motion to approve the minutes from the February 5, 2019 Public Meeting was made by Commissioner Sharpe, duly seconded by Commissioner Holen.

The motion passed unanimously.

CEREMONIES

There were no ceremonies on this date.

CONSENT AGENDA

The motion was made by Commissioner Conti, duly seconded by Commissioner Sharpe to approve the consent agenda as presented.

The motion passed unanimously.

GENERAL BUSINESS ITEMS

7.a. Resolution Nos. 190129 – 190154 – Adoption of 4th Quarter Supplemental Appropriations Resolutions

John Christofferson, Deputy County Attorney, established jurisdiction for the Board to hear this request.

Lisa Stairs, Budget Analyst II, presented the requested reappropriations.

The Public Hearing was opened.

There were no public comments.

The Public Hearing was closed.

The motion was made by Commissioner Jackson and duly seconded by Commissioner Sharpe to adopt the twenty six (26) supplemental appropriation presented at the 4th Quarter Review for both the 2018 and 2019 budgets.

The motion passed unanimously.

7.b. Resolution No. 190155 – GDP18-004 Copperleaf PDP 7th Amendment

Robert Hill, Senior Assistant County Attorney, established jurisdiction for the Board to consider this application.

Bill Skinner, Senior Planner, presented the details of the request to the Board. He said this application proposes a reduction in minimum building separation in Parcel J from 15' to 6' and is specific to Parcel J, and affects a 21-acre area. He stated that the Planning Commission voted 6-0 in favor on January 15, 2019 and staff is recommending approval.

Commissioner Sharpe ask for clarification regarding the separation. Mr. Skinner explained the request.

Commissioner Jackson ask about best practices and if there are guidelines in the code that suggest what the separations for a certain density should be. Mr. Skinner stated the County's overruling position on building separation allows going beyond the building code, but a safe minimum fire separation would be required for any given structures.

Ryan McBreen, Norris Design said the building separation change only applies to single family detached homes.

Commissioner Jackson asked if these homes would be considered starter homes.

Line Purdy, Richmond American Homes, provided clarification.

The public comment period was opened.

There were no public comments.

The public comment period was closed.

The motion was made by Commissioner Baker, duly seconded by Commissioner Jackson. In the case of GDP18-004 Copperleaf PDP 7th Amendment, I have reviewed the staff report, including all exhibits and attachments and have listened to the applicant's presentation and the public comment as presented at the hearing and hereby move to approve this application based on the findings in the staff report, subject to the following condition:

1. Prior to signature of the final copy of these plans, the applicant will address all Public Works and Development Department Staff comments.

The motion passed unanimously.

Richard Frank, Center Communities, stated this is the last single family parcel in Copperleaf. He thanked staff and the Commissioners for their help.

7.c. Resolution No. 190156 – GDP18-005 Towns at Cherry Creek Estates

Robert Hill, Senior Assistant County Attorney, established jurisdiction for the Board to consider this application.

Kathleen Hammer, Planner II, presented the details of the request to the Board. She stated that the Planning Commission held a public hearing at the February 5, 2019 regularly scheduled meeting where approximately 15 members of the public spoke. The general consensus was the citizens are in favor of the proposal and many spoke highly of the interactions with the developer Mike Sullivan. A common theme among concerned citizens is the existing traffic conditions. She said condition #3 has been revised, indicating that the applicant will analyze alternative access options at the time of specific development plans.

Mike Sullivan, SRE Development Company, applicant, thanked staff for working with them through the process. He presented a PowerPoint, which has been retained for the record. He discussed the details of the project.

Commissioner Jackson asked for clarification regarding where the citizens wanted the E. Asbury Ave. entrance. Mr. Sullivan provided an explanation.

Commissioner Baker asked whether there would be any more community outreach meetings. Mr. Sullivan stated there would be additional meetings.

The public comment period was opened.

Jim Stone, 1906 S. Poplar St., said he has been helping Mr. Sullivan to coordinate the community meetings and would continue to do so. He spoke about E. Asbury Ave. and Mr. Sullivan not wanting to use this street as an entrance egress point.

Joseph Wilson, 1846 S. Poplar St., spoke about not using E. Asbury St. and said the traffic from E. Asbury Ave. would continue down Poplar St. and would incur a safety issue.

The public comment period was closed.

Commissioner Sharpe said she would be in favor of eliminating using East Asbury Avenue from condition #3.

The following motion was made by Commissioner Jackson, duly seconded by Commissioner Sharpe In the case of GDP18-005, Towns @ South of Cherry Creek General Development Plan, the County Commissioners have reviewed the staff report, including all exhibits and attachments, and have listened to the applicant's presentation and any public comment as presented at the public hearing. I hereby move to APPROVE this application based on the findings in the staff report, subject to the following conditions:

1. Prior to signature of the final copy of these plans, the applicant must address Public Works Staff comments and concerns.
2. The applicant will need to provide will serve letters from Cherry Creek Valley Water and Sanitation District for water and the City and County of Denver for sanitary sewer.
3. The applicant will analyze alternative access options at the time of Specific Development Plan, including restricted right-out on Colorado Avenue, limited access to emergency vehicles on Colorado Avenue.

The motion passed unanimously.

COMMISSIONER COMMENTS

Commissioner Holen acknowledged the passing of T.J. Cunningham, assistant principal at Hinkley High School who was tragically murdered.

There being no other business before the Board, Commissioner Baker adjourned the meeting at 10:32 a.m.

**JOAN LOPEZ, CLERK TO THE BOARD
BY GAIL STUMPO, ASSISTANT CLERK TO THE BOARD**