DENVER PLANNING BOARD
July 18, 2018

MEETING RECORD

1. Call to Order 3:02


2. Meeting Record for Approval – June 6th, 2018

Motion by S. Stanton: I move to approve the June 6th, 2018 meeting record. Second by H. Aggeler. Vote: Unanimous in favor, 5-0 (D. Elliot, A. Abrams, E. Clark, and S. Tafoya abstained), motion passes.

3. Public Comment: Shelly Stuart Bullock, 1348 S Fairfax St.

Consent Agenda


Public meeting to recommend to the Zoning Administrator approval, approval with conditions, or denial of a Comprehensive Sign Plan for 5202 Federal Boulevard, based on compliance with the criteria in Former Chapter 59, Section 59-537(c).

Motion by I. Correa-Ortiz: I move to approve the consent agenda.

Second by E. Clark.

Vote: Unanimous in favor (10-0), motion passes.

Map Amendments

5. Official Map Amendment, Application #2018I-00009 rezoning 52 Monroe Street from PUD #483 to G-RO-3.

Public hearing to recommend to City Council approval, approval with conditions, or denial of the proposed map amendment. See Denver Zoning Code, Section 12.4.10

Chair Noble opened the public hearing. Chandler Van Schaack, CPD-Planning Services, presented a summary of staff recommendations. Applicant presentation. No public comments. Questions from board to staff. Chair Noble closed the hearing. Board deliberation.

Please silence all cell phones in the meeting room.
Motion by F. Schultz: I move to recommend that City Council approve application #2018I-00009, rezoning 52 Monroe Street from PUD #483 to G-RO-3, finding that the review criteria have been met.

Second by S. Stanton.

Vote: Unanimous in favor (10-0), motion passes.

6. **Official Map Amendment, Application #2017I-00098 rezoning 3901 Elati Street from I-A UO-2 to C-MX-20.**

*Public hearing to recommend to City Council approval, approval with conditions, or denial of the proposed map amendment. See Denver Zoning Code, Section 12.4.10*

Chair Noble opened the public hearing. Scott Robinson, CPD-Planning Services, presented a summary of staff recommendations. No applicant presentation. Questions from board to applicant. No public comments. Chair Noble closed the public hearing. Board deliberation.

Motion by D. Elliott: I move that City Council approve application #2017I-00098, rezoning 3901 Elati Street from I-A UO-2 to C-MX-20, finding that the applicable review criteria have been met.

Second by E. Clark.

Vote: Unanimous in favor (10-0), motion passes.

7. **Official Map Amendment, Application #2018I-00008 rezoning 10353 E Mississippi Avenue from B-1 with condition to S-MX-3.**

*Public hearing to recommend to City Council approval, approval with conditions, or denial of the proposed map amendment. See Denver Zoning Code, Section 12.4.10*

Chair Noble opened the public hearing. Theresa Lucero, CPD-Planning Services, presented a summary of staff recommendations. Applicant presentation. Public Comment:

- Joni Larimer, 1010 S. Geneva St.
- Daniel Brotzman, 601 S. Geneva St.
- Lallis Jackson, 920 S. Elmira St.
- Roger Miller, 845 S Geneva St.
- James Jackson, 920 S. Elmira St.
- Sandra Stevens, 986 S. Geneva St.

Questions from board to staff, applicant and public commenters. Chair Noble closed the public hearing. Board deliberation.

Motion by I. Correa-Ortiz: I move to postpone indefinitely application #2018I-00008, rezoning 10353 E Mississippi Avenue, given that applicant might benefit from more communication with the community. I. Correa-Ortiz withdrew the motion.

Motion by I. Correa-Ortiz: I move to postpone to the September 19th meeting a future planning board meeting given that the applicant may benefit from more communication from Range View Registered Neighborhood Organization. No second, motion fails. Board deliberation.

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Motion by I. Correa-Ortiz: I move to postpone, to October 17th 2018, application #2018I-00008, rezoning 10353 E Mississippi Avenue from B-1 with condition to S-MX-3 given that the applicant may benefit from conversations with the Range View neighborhood.

Amendment to the motion by I. Correa-Ortiz: I move to amend the motion to postpone, to the September 19th 2018 meeting, rezoning 10353 E Mississippi Avenue from B-1 with condition to S-MX-3, considering that the applicant may benefit from communication with the Range View neighborhood.

Second by S. Tafoya.

Amendment to the motion by I. Correa-Ortiz: I move to amend the motion to postpone, to the September 5th 2018 meeting.

Amendment accepted by S. Tafoya.

Board deliberation. Chair Noble reopened the public hearing.

Correa-Ortiz: I move to amend the motion to a postponement of the public hearing to September 5th, application 2018I-00008, rezoning 10353 E Mississippi Avenue from B-1 with condition to S-MX-3, to allow for public comment and to continue the public hearing.

Amendment accepted by S. Tafoya.

Board deliberation.

E. Clark left the meeting.


Motion by S. Tafoya: I move to deny that city council approve application #2018I-00008, rezoning 10352 East Mississippi Avenue from B-1 with Condition to S-MX-3, finding that the applicable review criteria have not been met.

Second by J. Bershof.

J. Noble offered a friendly amendment that the motion be a recommendation that City Council deny the application and the application number is 2018I-00008. Amendment accepted by motioner and seconder.


Information Items

5. Text Amendment #2 Colors-as-Signs Clarification and One-story Porch Encroachment Text Amendment

See Denver Zoning Code, Section 13.3 for Color-as-Signs Clarification Text Amendment, and Denver Zoning Code Divisions 4.3, 5.3, 6.3, 7.3, and 9.1 for One-story Porch Encroachment Text Amendment. Matthew Seubert, CPD-Development Services and Abe Barge, CPD-Planning Services, presented

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information regarding upcoming work on text amendments for color-as-signs clarification and one-story porch encroachments.

**Manager/Chair time** – Susan Stanton elected as Vice-Chair.

**Adjournment 5:41**

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