

Denver Planning Board
Meeting Record for Wednesday, September 1, 2021 at 3 p.m.

1. Call to Order at 3:00pm

Board Members Present (7): Jordan Block, Erin Clark, Angelle Foucher, Fred Glick, Gosia Kung, Joel Noble (Chair), Ignacio Correa-Ortiz

Staff Present: Francisca Peñafiel, Brad Johnson, Libbie Adams, Andrew Webb, Analiese Hock (Staff to Board), Adam Hernandez (CAO).

2. Public Comment

None.

3. Meeting Records for Approval – August 18, 2021

Motion by Ignacio Correa-Ortiz. I move to approve the meeting record for August 18, 2021. Second by Angelle Foucher. Motion passes 6-0. (Fred Glick abstains)

Consent Agenda

Agenda item #4 removed from the consent agenda.

Motion by Jordan Block. I move to approve the consent agenda (Agenda items 5 & 6). Second by Ignacio Correa-Ortiz. Motion passes 7-0.

4. Official Map Amendment, application #2020I-00144 for 5 Cook Street, rezoning from PUD 20 to C-MX-8. Public hearing to recommend to City Council approval or denial of the proposed map amendment. See Denver Zoning Code Section 12.4.10.

Case Manager: Francisca Peñafiel, CPD – Planning Services

Recommendation: Recommendation of approval

Chair opened public hearing at 3:04pm

Staff presentation by Francisca Peñafiel

Applicant presentation by Canyon Law

Public Comments:

- Meredith Gabow, 2 Adams Street
- Bill Tanner, CCEN
- Stephanie Baker, Mountain Shadows

Questions by board members to applicants and staff by Erin Clark, Jordan Block, Gosia Kung, Angelle Foucher, and Fred Glick. Chair closes the public hearing at 3:54 pm. Board deliberations by Joel Noble, Gosia Kung, Ignacio Correra-Ortiz, Jordan Block, Erin Clark, and Fred Glick.

Motion Erin Clark, by I move to recommend that City Council approve application #2020I-00144 for 5 Cook Street, rezoning from PUD 20 to C-MX-8, finding that the applicable review criteria have been met. Second by Ignacio. Vote 7-0, Motion passes.

5. **Official Map Amendment, application #2021I-00008 for 2501, 2515, and 2531 Ogden Street, rezoning from PUD 25 to U-SU-A1.** *Public hearing to recommend to City Council approval or denial of the proposed map amendment. See Denver Zoning Code Section 12.4.10.*
Case Manager: Andrew Webb, CPD – Planning Services
Recommendation: Recommendation of approval

6. **Official Map Amendment, application #2021I-00107 for 600 S Canosa Ct rezoning from E-SU-Dx to E-SU-D1x.** *Public hearing to recommend to City Council approval or denial of the proposed map amendment. See Denver Zoning Code Section 12.4.10.*
Case Manager: Libbie Adams, CPD – Planning Services
Recommendation: Recommendation of approval

Public Hearings – Regular Agenda

7. **Official Map Amendment, application #2021I-00035 for 1360 S Birch Street, rezoning from S-SU-D to S-MU-3.** *Public hearing to recommend to City Council approval or denial of the proposed map amendment. See Denver Zoning Code Section 12.4.10.*
Case Manager: Brad Johnson, CPD – Planning Services
Recommendation: Recommendation of approval

Chair opened public hearing at 4:18pm
Staff presentation by Brad Johnson
Applicant presentation by Phil Loper
Public Comment: None

Questions by board members to staff by Ignacio Correa-Ortiz. Board deliberation by Ignacio Correa-Ortiz.

Motion by Ignacio Correa-Ortiz, I move to recommend that City Council approve #2021I-00035 for 1360 S Birch Street, rezoning from S-SU-D to S-MU-3, finding that the applicable review criteria have been met. Second by Jordan Block. Vote 7-0, Motion passes.

Board took a 10-minute break.

8. **Official Map Amendment, application #2021I-00045 for 1090 S Dayton St rezoning from S-SU-I to OS-B.** *Public hearing to recommend to City Council approval or denial of the proposed map amendment. See Denver Zoning Code Section 12.4.10.*
Case Manager & Presenter: Libbie Adams, CPD – Planning Services
Recommendation: Recommendation of approval

Chair opened public hearing at 4:46pm
Staff presentation by Libbie Adams
Applicant presentation by Lydia & Joseph Skinner
Public Comment:

- Jackie Boyard, 9570 E Kentucky Drive

Questions by board members to staff by Fred Glick, Gosia Kung and Angelle Foucher. Board deliberation by Fred Glick, Gosia Kung, and Jordan Block, Ignacio Correa-Ortiz, Joel Noble.

Motion by Ignacio Correa-Ortiz, I move to recommend that City Council approve application #2021I-00045 for 1090 S Dayton St rezoning from S-SU-1 to OS-B, finding that the applicable review criteria have been met. Second by Angelle Foucher. Vote 7-0. Motion passes.

Information Items

9. Department of Housing Stability (HOST) 5-Year Strategic Plan

Presenter: Jennifer Biess, HOST

Staff presentation by Jennifer Biess

Board questions by Fred Glick, Angelle Foucher, Gosia Kung, Ignacio Correa-Ortiz, and Joel Noble.

Meeting concluded at 6:14 pm.