

**TOWN OF ERIE
BOARD OF TRUSTEES AGENDA ITEM
Board Meeting Date: January 23, 2018**

SUBJECT: PUBLIC HEARING: Consideration Of A Resolution Regarding The Rex Ranch Annexation No. 2; Adopting Certain Findings Of Fact And Conclusions Favorable To The Annexation.

CODE: Erie Municipal Code, Title 10

PURPOSE: The applicant requests annexation to the Town of Erie. The Resolution adopts Findings of Fact favorable for Annexation.

DEPARTMENT: Planning & Development

PRESENTER: Hannah L. Hippely, AICP, Senior Planner

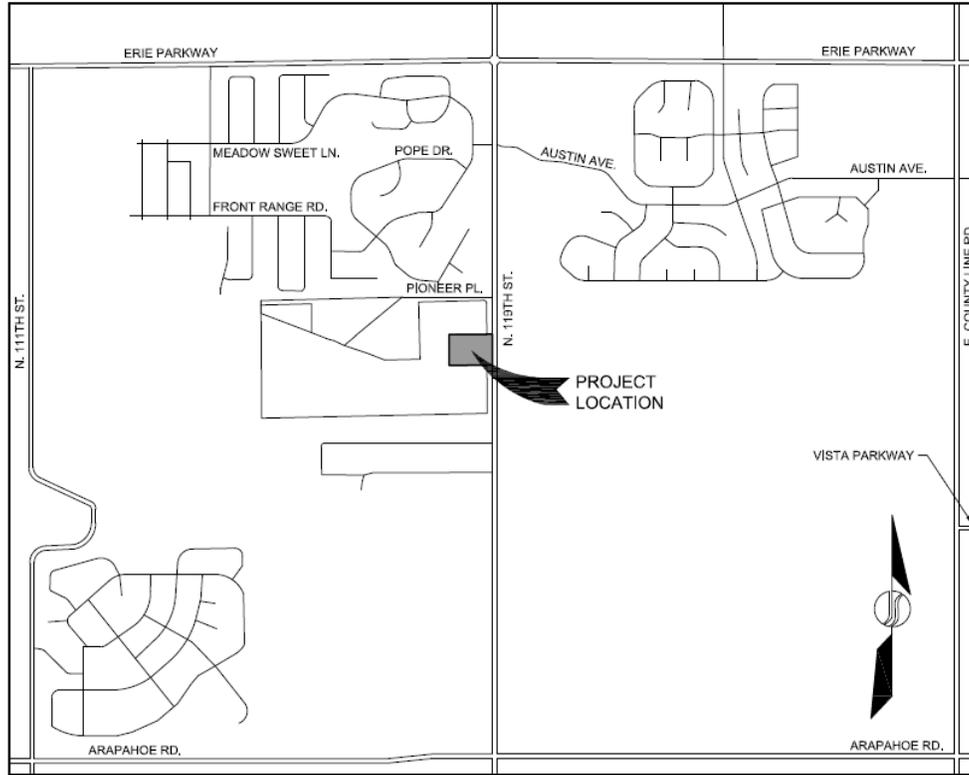
STAFF RECOMMENDATION: Approval.

SUMMARY AND BACKGROUND OF SUBJECT MATTER:

Land Owner: Thaine Gilliland
2839 N. 119th Street
Lafayette CO 80026

Applicant: Chad Murphy and Dave Klebba
HT Flatiron LP
1515 Wynkoop, Suite 800
Denver CO 80202

Location: Approximately ½ mile south of Erie Parkway, west of and adjacent to 119th Street.



BACKGROUND INFORMATION:

The owner of a certain property in Section 26, Township 1 North, Range 69 West of the 6th Principal Meridian, has submitted a Petition for Annexation for approximately 3.76 total acres of unincorporated Boulder County property into the Town of Erie. The application has been processed in accordance with C.R.S. 31-12-101, et seq., as amended, and Section 7.3, of the Town of Erie Unified Development Code.

On December 12, 2017 the Board of Trustees accepted the Rex Ranch Annexation No. 2 Petition for Annexation, found it to be in Substantial Compliance with the applicable requirements of C.R.S. 31-12-101 et seq., and established January 23, 2018 as the Public Hearing date for the Annexation for adopting Findings of Fact in favor of the proposed annexation.

Existing Zoning: A – Agricultural (Boulder County)

Comprehensive Plan: RR – Rural Residential (0-2 dwelling units/acre)

Proposed Zoning: LR – Low Density Residential

Adjacent Zoning and Comprehensive Plan Land Use Designation:

	CURRENT ZONING	COMPREHENSIVE PLAN – LAND USE MAP DESIGNATION
NORTH	LR – Low Density Residential	LDR – Low Density Residential
SOUTH	LR – Low Density Residential	RR – Rural Residential
EAST	A – Agricultural (Boulder County)	MDR – Medium Density Residential
WEST	LR – Low Density Residential	RR – Rural Residential

STAFF ANALYSIS AND FINDING'S

Compliance with Town Standards:

Staff finds the application in compliance with Section 7.3, Annexations, of Title 10 of the Municipal Code and with C.R.S. 31-12-108.

- 1. THE ANNEXATION IS IN COMPLIANCE WITH THE MUNICIPAL ANNEXATION ACT OF 1965 (C.R.S. 31-12-101, ET SEQ., AS AMENDED).**

Staff Comment: The application has been found to be in compliance with C.R.S. 31-12-101.

Public Notice:

The Annexation is in compliance with the required noticing requirements of C.R.S. 31-12-108; with published notice in the Colorado Hometown Weekly, on December 20, 2017, December 27, 2017, January 3, 2018 and January 10, 2018.
