



## TOWN OF ERIE

Community Development Department – Planning Division  
645 Holbrook Street – PO Box 750 – Erie, CO 80516  
Tel: 303.926.2770 – Fax: 303.926.2706 – Web: [www.erieco.gov](http://www.erieco.gov)

### LAND USE APPLICATION

*Please fill in this form completely. Incomplete applications will not be processed.*

#### STAFF USE ONLY

FILE NAME:

FILE NO:

DATE SUBMITTED:

FEES PAID:

**PROJECT/BUSINESS NAME:** MEADOWLARK

**PROJECT ADDRESS:** NW OF INTERSECTION JAY ROAD AND NE COUNTY ONE ROAD

**PROJECT DESCRIPTION:** SUBDIVISION OF 118 DWELLING UNITS

#### LEGAL DESCRIPTION *(attach legal description if Metes & Bounds)*

Subdivision Name: SCHMIDT

Filing #:

Lot #:

Block #:

Section: 13

Township: 1 NORTH Range: 69

#### OWNER *(attach separate sheets if multiple)*

Name/Company: JORDAN MARJORIE L TRUST

Contact Person: JORDAN MARJORIE

Address: 867 QUINTANA LANE

City/State/Zip: EIRE COLORADO 80516

Phone:

Fax:

E-mail:

#### AUTHORIZED REPRESENTATIVE

Company/Firm: RICK ENGINEERING

Contact Person: TROY W. BALES

Address: 9801 E. EASTER AVE

City/State/Zip: CENTENNIAL, CO 80112

Phone: 303.537.8020

Fax:

E-mail: TBALES@RICKENGINEERING.COM

#### MINERAL RIGHTS OWNER *(attach separate sheets if multiple)*

Name/Company:

Address:

City/State/Zip:

#### MINERAL LEASE HOLDER *(attach separate sheets if multiple)*

Name/Company:

Address:

City/State/Zip:

#### LAND-USE & SUMMARY INFORMATION

Present Zoning: AGRICULTURAL

Proposed Zoning: OPEN SPACE, LOW DENSITY RESIDENTIAL

Gross Acreage: 1.14

Gross Site Density (du/ac):

# Lots/Units Proposed:

Gross Floor Area:

#### SERVICE PROVIDERS

Electric: UNITED POWER AND XCEL

Metro District:

Water *(if other than Town)*:

Gas: XCEL AND SOURCEGAS

Fire District: MOUNTAIN VIEW FIRE RESCUE AND STATION 6

Sewer *(if other than Town)*:

**PAGE TWO MUST BE SIGNED AND NOTARIZED**

### DEVELOPMENT REVIEW FEES

ANNEXATION		SUBDIVISION	
<input type="checkbox"/> Major (10+ acres)	\$ 4000.00	<input type="checkbox"/> Sketch Plan	\$ 1000.00 + 10.00 per lot
<input checked="" type="checkbox"/> Minor (less than 10 acres)	\$ 2000.00	<input type="checkbox"/> Preliminary Plat	\$ 2000.00 + 40.00 per lot
<input type="checkbox"/> Deannexation	\$ 1000.00	<input type="checkbox"/> Final Plat	\$ 2000.00 + 20.00 per lot
COMPREHENSIVE PLAN AMENDMENT		<input type="checkbox"/> Minor Subdivision Plat	\$ 2000.00
<input type="checkbox"/> Major	\$ 3000.00	<input type="checkbox"/> Minor Amendment Plat	\$ 1000.00 + 10.00 per lot
<input type="checkbox"/> Minor	\$ 1200.00	<input type="checkbox"/> Road Vacation (constructed)	\$ 1000.00
ZONING/REZONING		<input type="checkbox"/> Road Vacation (paper)	\$ 100.00
<input checked="" type="checkbox"/> Rezoning	\$ 1700.00 + 10.00 per acre	SITE PLAN	
<input type="checkbox"/> PUD Rezoning	\$ 1700.00 + 10.00 per acre	<input type="checkbox"/> Residential	\$ 1400.00 + 10.00 per unit
<input type="checkbox"/> PUD Amendment	\$ 1700.00 + 10.00 per acre	<input type="checkbox"/> Non-Resi. (>10,000 sq. ft.)	\$ 2200.00
<input type="checkbox"/> Major PD Amendment	\$ 3700.00 + 10.00 per acre	<input type="checkbox"/> Non-Resi. (>2,000 sq. ft.)	\$ 1000.00
<input type="checkbox"/> Minor PD Amendment	\$ 500.00	<input type="checkbox"/> Non-Resi. (<2,000 sq. ft.)	\$ 200.00
SPECIAL REVIEW USE		<input type="checkbox"/> Amendment (major)	\$ 1100.00
<input type="checkbox"/> Major	\$ 1000.00	<input type="checkbox"/> Amendment (minor)	\$ 350.00
<input type="checkbox"/> Minor	\$ 400.00	VARIANCE	
<input type="checkbox"/> Oil & Gas	\$ 1200.00	SERVICE PLAN	
		\$ 10,000.00	

All fees **include** both Town of Erie Planning & Engineering review. These fees **do not include** referral agency review fees, outside consultant review fees, or review fees incurred by consultants acting on behalf of staff. See Town of Erie Municipal Code, Title 2-10-5 for all COMMUNITY DEVELOPMENT FEES.

The undersigned is fully aware of the request/proposal being made and the actions being initiated on the referenced property. The undersigned understand that the application must be found to be complete by the Town of Erie before the request can officially be accepted and the development review process initiated. The undersigned is aware that the applicant is fully responsible for all reasonable costs associated with the review of the application/request being made to the Town of Erie. Pursuant to Chapter 7 (Section 7.2.B.5) of the Unified Development Code (UDC) of the Town of Erie, applicants shall pay all costs billed by the Town for legal, engineering and planning costs incurred by staff, including consultants acting on behalf of staff, necessary for project review. By this acknowledgement, the undersigned hereby certify that the above information is true and correct.

Owner: Margaret L. Jordan

Date: 5/16/19

Owner: \_\_\_\_\_

Date: \_\_\_\_\_

Applicant: \_\_\_\_\_

Date: \_\_\_\_\_

STATE OF COLORADO )  
County of Weld ) ss.

The foregoing instrument was acknowledged before me this 16 day of MAY, 2019,  
by [Signature]

My commission expires: 11/12/20.  
Witness my hand and official seal.

**JAMES VAIL SITES**  
**NOTARY PUBLIC**  
**STATE OF COLORADO**  
NOTARY ID 19964017077  
My Commission Expires Nov. 12, 2020

[Signature]  
Notary Public



May 21, 2019

Town of Erie Planning Department  
645 Holbrook St  
Erie, CO 80516

**SUBJECT: MEADOWLARK PROPERTY LETTER OF INTENT – ANNEXATION AND ZONING APPLICATION**

To whom it may concern:

Rick Engineering Company (RICK) is pleased to submit the attached Annexation and Zoning Application on behalf of TI Residential, L.L.C., the Applicant, for the Schmidt Property.

The Schmidt Property proposes 118 dwelling units on approximately 86.5 acres. The current property has already been annexed into the Town of Erie. The project has successfully completed the preliminary plat process and is now processing the Final Plat application with the Town. As of result of the requirements outlined in the Annexation Agreement for the Schmidt Property and area as defined in the Preliminary Plat Application a small portion (1.14 acres) is required to be annexed into the Town for dedication of the Lombardi Street Right of Way.

The following documents including this narrative have been included in the submittal package for review and approval

- Application
- Fee Check (To be Paid by Credit Card)
- Authorization Letter
- Annexation Petition
- Annexation Maps
- Zoning Maps
- Title Report

If you have any questions regarding the documents provided with this application, please contact us at 303-537-8020.

A handwritten signature in black ink, appearing to read "Troy Bales", is written over a horizontal line.

Troy Bales  
Associate  
Rick Engineering Company

  
Notary Public