

# Conceptual Review Agenda

Schedule for 11/18/21

Meetings hosted via Zoom Web Conferencing

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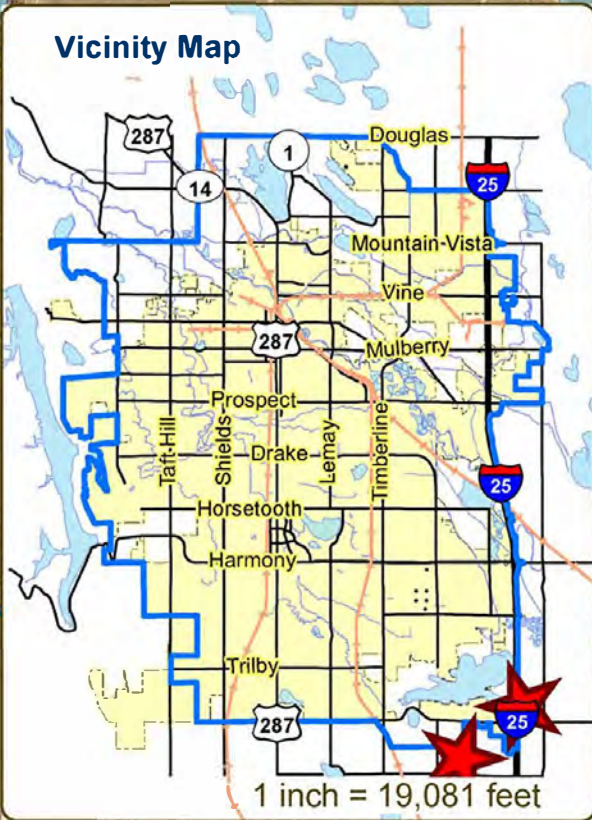
## Thursday, November 18, 2021

| Time | Project Name   | Applicant Info  | Project Description  |  |
|------|--|---|--|--|
| 9:15 | <b>7795 SW Frontage Rd<br/>Towing &amp; Vehicle<br/>Storage</b><br><br>CDR210088 | Shaun Healy<br>970-379-8019<br>shaun@shaunstowing.com | This is a request to permit towing and outdoor vehicle storage affiliated with Shaun's Towing & Recovery located at 7795 SW Frontage Rd (parcel #8622247702). The use utilizes the exterior of the site, and a fenced area west of the building is proposed. No other improvements are proposed. Access is taken from SW Frontage Rd to the east. The site is directly west of SW Frontage Rd and approximately 650 feet south of Highway 392. The site is within the Corridor Activity Center overlay of the General Commercial (CG) zone district. The use would require an Addition of Permitted Use process subject to Planning & Zoning Commission (Type 2) Review. | Planner: Will Lindsey<br>Engineer: Sophie Buckingham<br>DRC: Todd Sullivan |

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# 7795 SW Frontage Rd Towing & Vehicle Storage

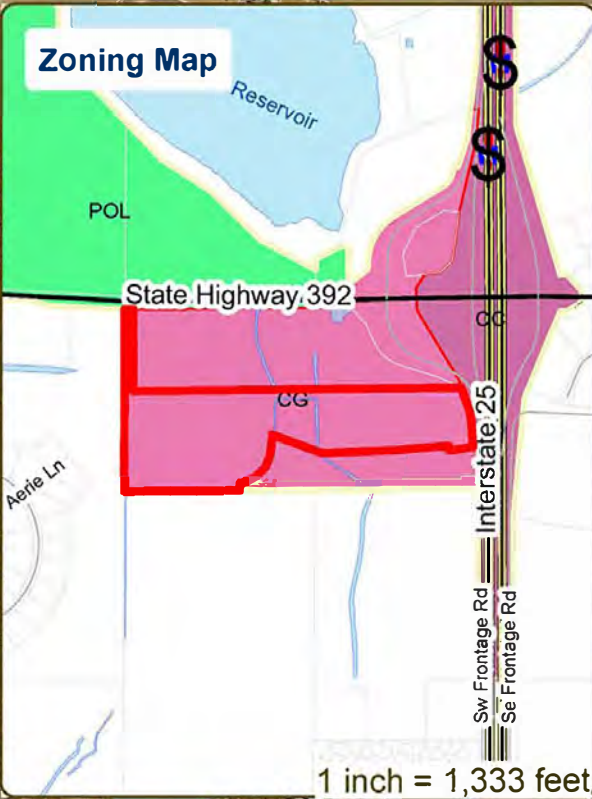
Vicinity Map



Aerial Site Map



Zoning Map



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CONCEPTUAL REVIEW: APPLICATION

General Information

All proposed development projects begin with Conceptual Review. Anyone with a development idea can schedule a Conceptual Review meeting to get feedback on prospective development ideas. At this stage, the development idea does not need to be finalized or professionally presented. However, a sketch plan and this application must be submitted to City Staff prior to the Conceptual Review meeting. The more information you are able to provide, the better feedback you are likely to get from the meeting. Please be aware that any information submitted may be considered a public record, available for review by anyone who requests it, including the media. The applicant acknowledges that they are acting with the owner's consent.

Conceptual Reviews are scheduled on three Thursday mornings per month on a "first come, first served" basis and are a free service. One 45 meeting is allocated per applicant and only three conceptual reviews are done each Thursday morning. A completed application must be submitted to reserve a Conceptual Review time slot. **Complete applications and sketch plans must be submitted to City Staff on Thursday, no later than end of day, two weeks prior to the meeting date.** Application materials must be e-mailed to [currentplanning@fcgov.com](mailto:currentplanning@fcgov.com). If you do not have access to e-mail, other accommodations can be made upon request.

At Conceptual Review, you will meet with Staff from a number of City departments, such as Community Development and Neighborhood Services (Zoning, Current Planning, and Development Review Engineering), Light and Power, Stormwater, Water/Waste Water, Advance Planning (Long Range Planning and Transportation Planning) and Poudre Fire Authority. Comments are offered by staff to assist you in preparing the detailed components of the project application. There is no approval or denial of development proposals associated with Conceptual Review. At the meeting you will be presented with a letter from staff, summarizing comments on your proposal.

\*BOLDED ITEMS ARE REQUIRED\* \*The more info provided, the more detailed your comments from staff will be.\*

Contact Name(s) and Role(s) (Please identify whether Consultant or Owner, etc) \_\_\_\_\_

SHAUN HEALY - TENNANT

Business Name (if applicable) SHAUN'S TOWING & RECOVERY LLC

Your Mailing Address 6718 N CR 11C, LOVELAND CO 80538

Phone Number 970 379 8019 Email Address SHAUN@SHAUNSTOWING.COM

Site Address or Description (parcel # if no address) 7795 SW FRONTAGE RD  
FORT COLLINS, CO 80528

Description of Proposal (attach additional sheets if necessary) \_\_\_\_\_

TOWING YARD & STORAGE

Proposed Use BUSINESS - TOWING STORAGE Existing Use NIL

Total Building Square Footage 40 x 40 S.F. Number of Stories 1 Lot Dimensions 250 x 100

Age of any Existing Structures 10 YEARS

Info available on Larimer County's Website: <http://www.co.larimer.co.us/assessor/query/search.cfm>

If any structures are 50+ years old, good quality, color photos of all sides of the structure are required for conceptual.

Is your property in a Flood Plain?  Yes  No If yes, then at what risk is it? \_\_\_\_\_

Info available on FC Maps: <http://gisweb.fcgov.com/redirect/default.aspx?layerTheme=Floodplains>.

Increase in Impervious Area \_\_\_\_\_ S.F.  
(Approximate amount of additional building, pavement, or etc. that will cover existing bare ground to be added to the site)

Suggested items for the Sketch Plan:

Property location and boundaries, surrounding land uses, proposed use(s), existing and proposed improvements (buildings, landscaping, parking/drive areas, water treatment/detention, drainage), existing natural features (water bodies, wetlands, large trees, wildlife, canals, irrigation ditches), utility line locations (if known), photographs (helpful but not required). Things to consider when making a proposal: How does the site drain now? Will it change? If so, what will change?



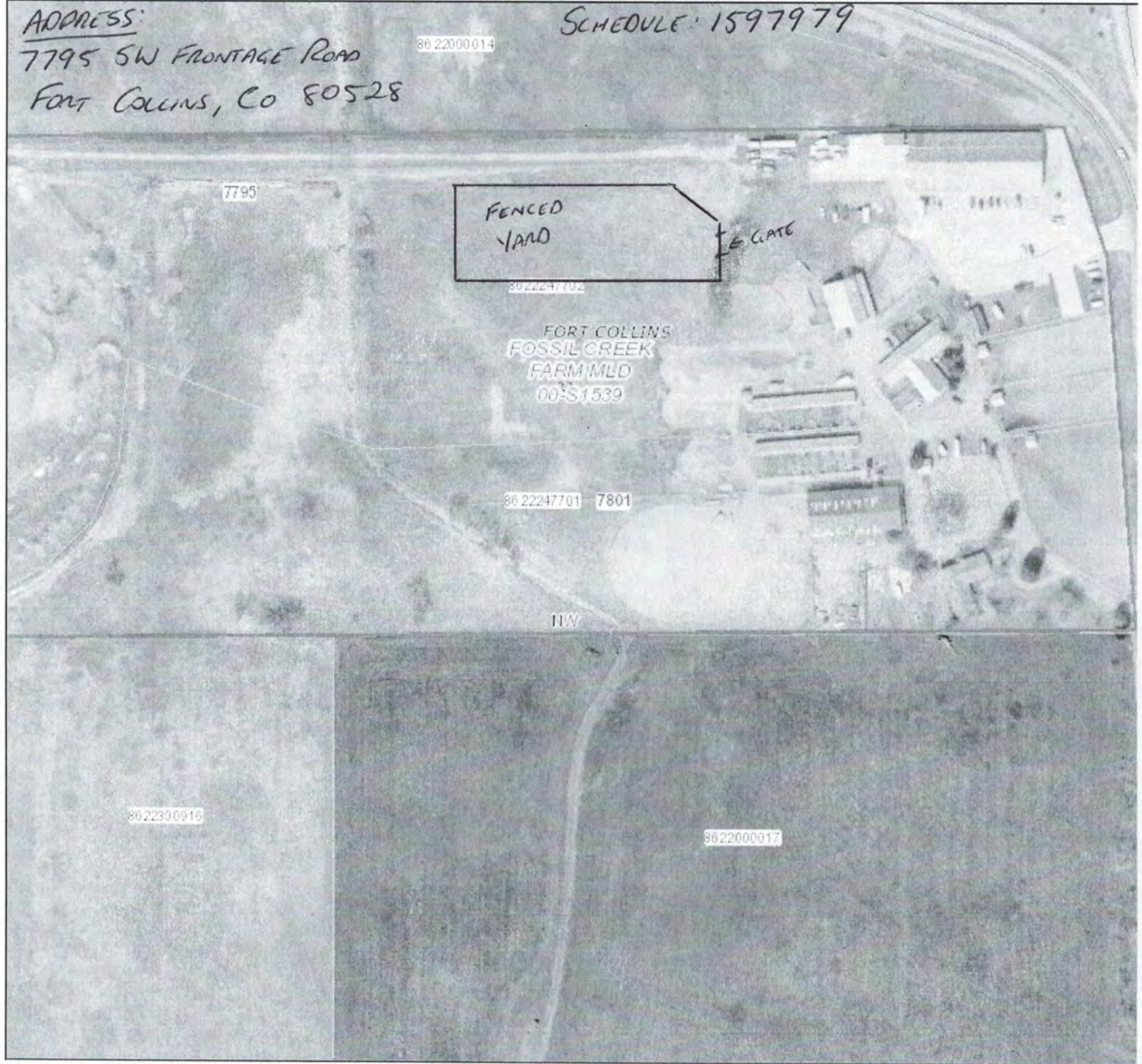
# Larimer County Web Map

PARCEL No: 86022247702









**ADDRESS:**

7795 SW FRONTAGE ROAD  
FORT COLLINS, CO 80528

SCHEDULE: 1597979



### Legend

- |  |  |   |
|--|--|---|
| <input type="checkbox"/> Addresses               |  Road System              |  State   |
| <input type="checkbox"/> Subdivisions            |  Lakes and Ponds          |  Federal |
| <input type="checkbox"/> Tax Parcels             |  Major Rivers and Streams |  Other   |
| <input type="checkbox"/> Recorded Dimensions     |  Rivers and Streams       |   |
| <input type="checkbox"/> PLSS Township and Range |  County Boundary          |   |

### Notes

0.0 0 0.0 Miles



Date Prepared: 9/2/2021 5:34:56 PM

Scale

1:2,400



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