

Conceptual Review Agenda

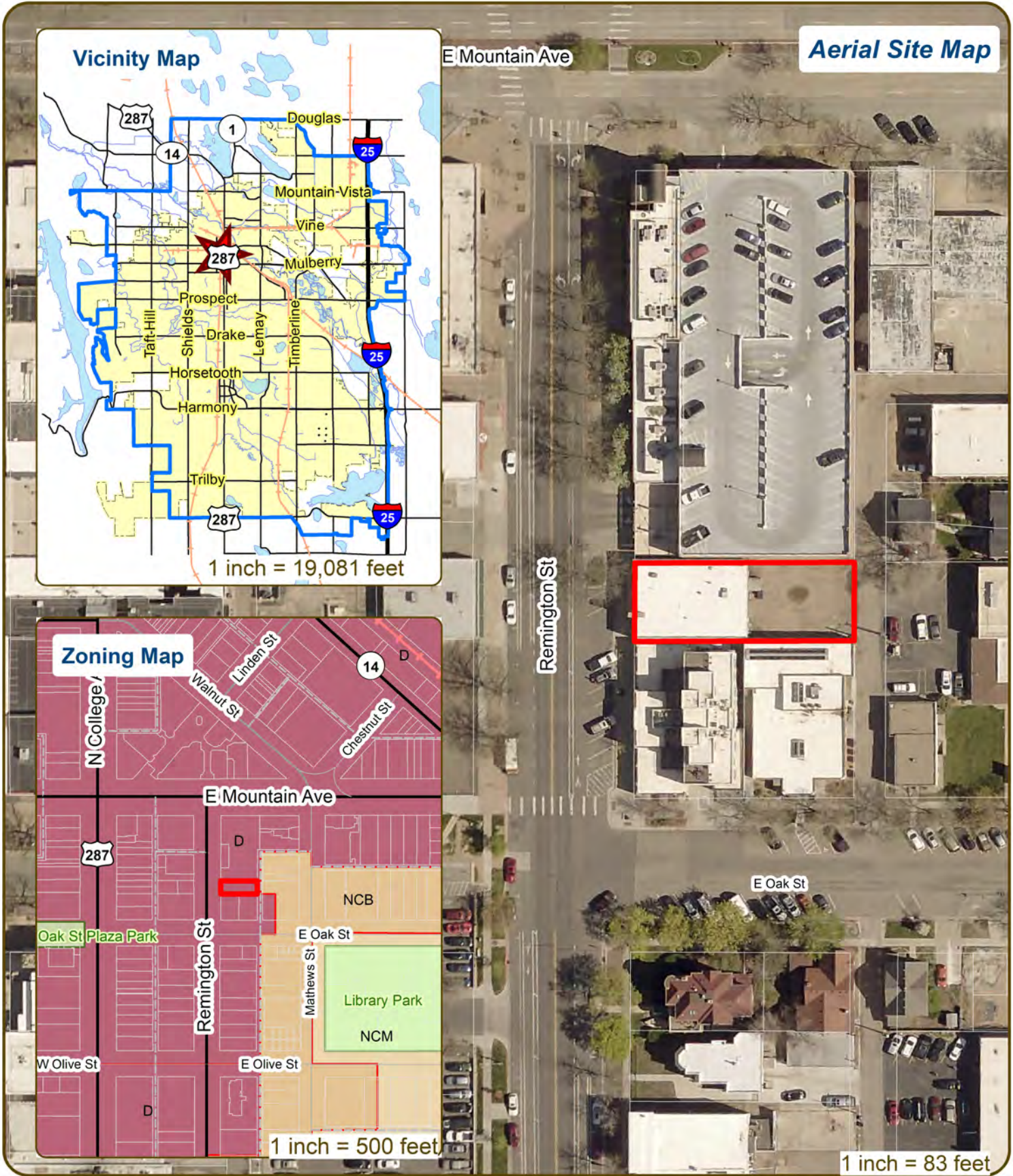
Schedule for 12/02/21

Meetings hosted via Zoom Web Conferencing

Thursday, December 2, 2021

Time	Project Name	Applicant Info	Project Description	
11:15	142 Remington St Accessory Structure CDR210093	Joe Bagley 970-224-5857 bagley308@gmail.com	This is a request to develop an Accessory Structure for storage affiliated with the retail use (i.e. Garage) located at 142 Remington St (parcel # 9712317017). The proposed structure is shipping container which is approximately 320 sf, and would be used to store 40+ bicycles available for rental. The proposal also includes the provision of 4 parking spaces accessed from the alleyway to the east. Access to the structure would be from the alleyway to the east. The site is directly east of Remington St and approximately 350 feet south of E Mountain Ave. The site is within Historic Core Subdistrict of the Downtown (D) zone district and the proposal is normally subject to Basic Development Review (BDR). If modifications related to the Downtown design standards are necessary than the proposal may be subject to a Planning & Zoning Commission (Type 2) Review.	Planner: Ryan Mounce Engineer: Sophie Buckingham DRC: Todd Sullivan

142 Remington St Accessory Structure



Vicinity Map

Aerial Site Map

Zoning Map

1 inch = 19,081 feet

1 inch = 500 feet

1 inch = 83 feet

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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. 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) _____

Business Name (if applicable) _____

Your Mailing Address _____

Phone Number _____ Email Address _____

Site Address or Description (parcel # if no address) _____

Description of Proposal (attach additional sheets if necessary) _____

Proposed Use _____ Existing Use _____

Total Building Square Footage _____ S.F. Number of Stories _____ Lot Dimensions _____

Age of any Existing Structures _____

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? _____

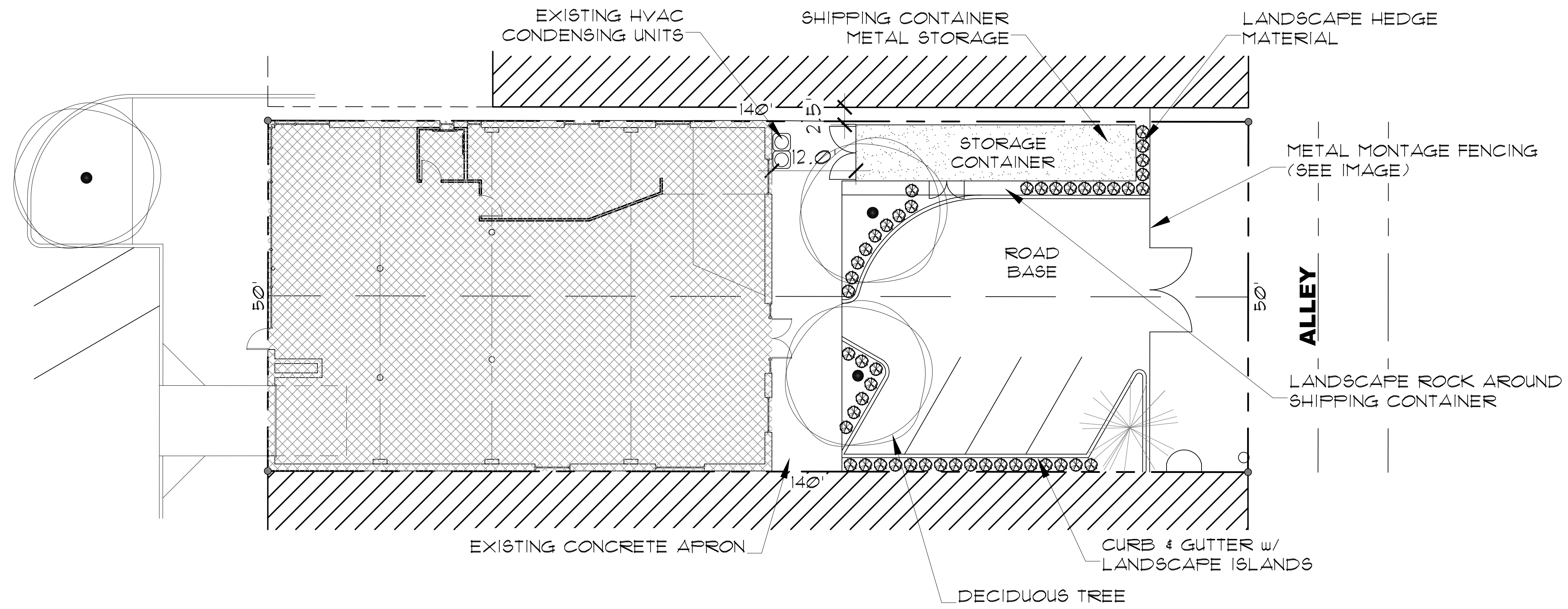
Info available on FC Maps: http://gisweb.fcgov.com/redirect/default.aspx?layerTheme=Floodplains.

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?

REMINGTON ST



METAL MONTAGE FENCE - EXAMPLE

1 SITE PLAN
1" = 10'-0"



NOTICE: CITY OF COOPERATION - Release of these plans constitutes neither representation nor warranty by the owner, architect, engineer, contractor, and the architect. Design and construction are the responsibility of the contractor. Although the architect and his consultants have performed their services in accordance with the professional standards of the profession, they cannot guarantee perfection. Construction is the responsibility of the contractor. The architect and his consultants shall not be held responsible for any errors or omissions on the part of the contractor. A failure to cooperate by a contractor will result in the architect being held liable for the consequences arising out of such omissions. THIS SET IS NULL & VOID SHOULD SHIT, A-1 OR THE COVER SHIT BE OMITTED FROM THIS SET.

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REVISIONS

Kenney Lee
architecture group, inc.

142 REMINGTON
FORT COLLINS
COLORADO

GEARAGE
outdoor sports

date 9.16.2021
drawn BAH
checked ***
job no.

SITE PLAN

sheet
A2.1

(970) 663-0548