

Conceptual Review Agenda

Schedule for 05/15/17 to 05/15/17

281 Conference Room A

Monday, May 15, 2017

Time	Project Name	Applicant Info	Project Description	Planner
9:30	799 N College Ave - Drive-Thru	Ed Zdenek (970) 493-4105 Ed@zticonstruction.com	This is a request build a drive-in restaurant located at 799 N College Ave (parcel# 9702424016). The site plan indicates the construction of a 1,800 square foot restaurant, outdoor dining area and parking for approximately 30 vehicles. The plan shows two points of access, one from the southern portion of the site onto Woodlawn Drive and the other from the northwest portion of the site that will connect into Alpine Street by way of an access easement. The project is located in the Service Commercial (CS), zone district and is subject to a Planning and Zoning Board, (Type II) review.	Clark Mapes
10:15	1601 S College Ave – Gas Station	Brad March (970) 482-4322 BMARCH@MARCHLAW.COM	This is a request to redevelop the existing Shell gas station located at 1601 S. College Ave (parcel# 9723107001). The proposal indicates an addition to the rear southwest section of the building and the conversion of the car wash into a portion of the convenience store. The proposal includes the closure of a drive entrance on S College Ave and an entrance on W Prospect Ave. The project is located in the General Commercial (CG), zone district and is subject to an Administrative (Type 1) review.	Pete Wray
11:00	6400 Hutchinson Dr - Subdivision	Michelle Glanville (970) 691-7355 mglanville@c3-re.com	This is a request to subdivide an existing property into three properties at 6400 Hutchinson Drive (parcel # 9610400013). The property is located in the Urban Estate (UE), zone district and is subject to an Administrative (Type 1), review.	Kai Kleer