



**Jefferson County Board of Adjustment
Hybrid Hearing Meeting
AGENDA**

October 4, 2023, 9:00 a.m.

**Hearing Room 1 / Virtual Hearing via WebEx Webinars
100 Jefferson County Pkwy
Golden, CO 80419**

Instructions for Public Comment/Public Testimony for Virtual Hearings via WebEx Webinars:

If a citizen wishes to make public comment or provide public testimony virtually during the hearing, she/he will be required to log into the meeting using a computer. (Note: Public Comment is not taken during the Pre-Meeting.)

When you log into the online event, please send a Chat message to the Host (staff), if you wish to provide general comments or comments related to a specific case on the agenda. Please provide your first and last name, address, and the topic of your comment or case number, and you will receive confirmation once you have been added to the list.

During the designated time for public comment or public testimony on a specific case, your name will be called in the order it was received. Your microphone will be unmuted once your name has been called. You will have three minutes to provide your testimony, or ten minutes if you represent a Registered Association.

If you plan on testifying at the hearing, please contact the case manager listed on the agenda so we can be sure your voice is heard. If you want to present documents, images or a presentation to the Board of Adjustment, please send the files to the case manager prior to the hearing (24 hours at the latest) so we can ensure these documents are able to be presented during the hearing.

Event links can be found below or here: <https://www.jeffco.us/meetings>

Pre-Meeting: Faye Griffin Room / Webex Webinars (8:15 a.m. – 9:00 a.m.)

Pre-Meeting Connection Details (No Public Comment is taken):

Join the WebEx webinar from here:

<https://jeffco.webex.com/jeffco/j.php?MTID=m892f6ae623dc38800d64c1356a9888bc>

Access Information

Webinar Number: 2485 864 1376

Webinar Password: NpBrPpQE544 (67277773 from phones)

Audio Connection

(720) 650-7664 Access Code: 2485 864 1376

Comments:

1. Director of Planning and Zoning, Chris O'Keefe
2. Planning Manager, Russell Clark
3. Legal Counsel, Anthony Chambers
4. Administrative Assistant, Holly Powers
5. Board Members
6. Case Review

Hearing: Hearing Room 1 / Webex Webinars (Approximately 9:00 a.m.)

Hearing Connection Details:

Join the WebEx webinar from here:

<https://jeffco.webex.com/jeffco/j.php?MTID=m57a04bb31cb30cfdbc169c1cf4986d1e>

Access Information

Webinar Number: 2483 809 3043

Webinar Password: 4pqPBmaQC36 (47772627 from phones)

Audio Connection

(720) 650-7664 Access Code: 2483 809 3043

Pages

1. Call to Order
2. Discussion of Hybrid Meeting Procedures
3. Pledge of Allegiance
4. Approval of Minutes
5. Consent Agenda

- 5.1 23-114902VC**
Variance
Owner/Applicant: Dale Ritschard
Location: 762 Aspen Road, Golden
Section 5, Township 4 North, Range 70 West
Approximate Area: 1 acre
Zoning: Mountain Residential-One (MR-1)
Purpose: To allow a 20-foot front setback to the north, where a setback of 30 feet is required for a detached garage.
Case Manager: Alexander Fowlkes
- 5.2 23-114423VC**
Variance
Owner/Applicant: Bruce W. Jensen
Location: 7438 S Turkey Creek Rd, Morrison
Section 27, Township 5 South, Range 70 West
Approximate Area: 0.99 acres or 43,124 square-feet
Zoning: Agricultural Two (A-2)
Purpose: To allow a 15-foot side setback to the north, where a setback of 30 feet is required for a proposed single-family residence.
Case Manager: Matthew Karney
- 5.3 23-112905VC**
Variance
Owner/Applicant: Sai P. Padmanabhan and Gail Padmanabhan
Location: 4955 S Indian Trail, Evergreen
Section 11, Township 5 South, Range 71 West
Approximate Area: 0.33 acres
Zoning: Mountain Residential-One (MR-1)
Purpose: To Allow:
1) A 12-foot rear setback to the west, where 20 feet is required; and
2) A 8-foot side setback to the south, where 20 feet is required; and
3) A 16-foot side setback to the north, where 20 feet is required for a proposed deck addition.
Case Manager: Reid Powers
- 5.4 23-113799VC**
Special Exception
Owner/Applicant: Manuel Rodriguez
Location: 28646 Summit Ranch Drive, Golden
Section 10, Township 4 South, Range 71 West
Approximate Area: 4.51 Acres
Zoning: Suburban Residential-Five (SR-5)
Purpose: Renewal of a Short-Term Rental
Case Manager: Sara Kohles

5.5 23-105735VC

Variance

Owner/Applicant: Jane G. Ebisch, Robert W. Ebisch

Location: 14805 Foothill Road, Golden

Section 30, Township 3 South, Range 69 West

Approximate Area: 0.41 Acres

Zoning: Mountain Residential-Two (MR-2)

Purpose: To Legalize:

1) A front setback of 13.5 feet to the south, where 30 feet is required for a primary structure; and

2) A front setback of 17 feet to the south, where 30 feet is required for an attached garage; and

To Allow:

3) A front setback of 19 feet to the south, where a setback of 30 feet is required for a primary structure.

Case Manager: Sara Hutchinson

6. Regular Agenda

6.1 23-108307VC

Special Exception

Owner/Applicant: James K. Makely

Location: 6229 S Garrison Street, Littleton

Section 22, Township 5 South, Range 69 West

Approximate Area: 0.20 Acres

Zoning: Planned Development (PD)

Purpose: To allow a Home Occupation for a metalsmithing studio, to include one-on-one lessons.

Case Manager: Sara Hutchinson

6.2 23-116201VC

Special Exception

Owner/Applicant: 97 South Lookout Mountain Road Trust

Representative: John Hermanussen

Location: 97 S Lookout Mountain Road

Section 7, Township 4 South, Range 70 West

Approximate Area: 2.37 acres

Zoning: Planned Development (PD)

Purpose: Renewal of a Short-Term Rental

Case Manager: Reid Powers

6.3 23-113061VC

Special Exception

Owner/Applicant: Matthew Heller & Ylan Keen

Location: 29656 Butte Dr, Golden

Section 4, Township 2 South, Range 71 West

Approximate Area: 3.22 acres

Zoning: Agricultural-One (A-1)

Purpose: To allow a Short-Term Rental

Case Manager: Matthew Karney

7. Other Items For Discussion or Review

8. Adjournment