

Park County Planning Department

P.O. Box 1598
Fairplay, Colorado 80440

Phone: (719) 836-4293 • Fax: 719-836-4268 • E-mail address: lderengowski@parkco.us

Referral Response

Comment Deadline Date: February 27, 2019

Submitted Date: February 13, 2019

Case #: 19ZON-02


Case Name: Heidenreich Rezoning


Request: The applicant is requesting to rezone the lot from Commercial (C) to Rural Center Mixed Use (MU)

Location/Legal Description: Subject property is 1.35 acres, addressed as 39505 Highway 24, Lake George, CO 80827 and is located in the Northwest ¼ of Section 33, Township 12, Range 71.


Date of Planning Commission Hearing: Tuesday, March 12th, 2019

Date of BOCC Hearing: Thursday, March 28, 20189


 We have reviewed this referral and find that it **does** comply with our Strategic Master Plan.
This rezoning does comply to our current SMP.


 We have reviewed this referral and find that it **does not** comply with our Strategic Master Plan for the following reasons:


 We have reviewed this referral and find no conflicts with our interests.

 A formal recommendation is under consideration and will be submitted to you prior to _____.

 Please refer to the enclosed letter.

 We offer the following comments regarding this referral:

 even though this rezoning appears to conform to the rezoning standards of conditions. The owners & future owners should beware that commercial type uses are adjacent to this property.

Signed:  Tom Eisenman _____ Date: _____
County Manager
2/18/19

Title: _____

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X

We have reviewed this referral and find that it **does** comply with our Strategic Master Plan.

We have reviewed this referral and find that it **does not** comply with our Strategic Master Plan for the following reasons:

X


We have reviewed this referral and find no conflicts with our interests.

A formal recommendation is under consideration and will be submitted to you prior to _____.

Please refer to the enclosed letter.

We offer the following comments regarding this referral:

Signed: _____

 Amy Mitchell

Date: _____

2/19/2019

Title: _____

ABE Secretary

From: [John Matteson](#)
To: [Louise Derengowski](#)
Cc: [Christi Heidenreich](#)
Subject: 39505 Hwy 24 Well Permit - HASP #0073
Date: Monday, March 04, 2019 12:59:09 PM

Hi Louise,

Thanks for the email.

HASP does not have any concerns regarding the rezoning application. The Heidenreich's may apply for residential use augmentation water through HASP; and as previously indicated, once the 35 day comment period has expired we can issue them an augmentation certificate. We usually do not have any issues with in-house use only applications.

Please let me know if you have any other questions.

Thanks, John

John Matteson
HASP Operations Manager
719-466-3908
John.Matteson@HaspWater.com

On Mar 4, 2019, at 12:08 PM, Louise Derengowski <LDerengowski@parkco.us> wrote:

Hi John,

We have received an application for a rezoning at 39505 Hwy 24 from Commercial to Rural Center Mixed Use, please see attached. I was wondering if you had any concerns regarding this application and if they will be able to receive a permit for residential use. The Heidenreichs included an email from you regarding this potential use but I want to verify that you do not have any concerns. Thank you for your help.

Sincerely,

Louise Derengowski
Planning Technician
Park County Planning & Zoning Department

856 Castello Avenue
PO Box 1598
Fairplay, CO 80440
Phone: 719-836-4293