

# CITY PLANNING COMMISSION

## MEETING AGENDA

DATE: Thursday, July 16, 2015

TIME: 8:30 a.m.

PLACE: City Hall Council Chambers  
107 North Nevada Avenue  
Colorado Springs, CO 80903

NOTE: ***ITEMS WILL NOT BE HEARD IN THE SEQUENCE LISTED BELOW.** The hearing order will be finalized approximately five (5) business days prior to the hearing date and available online at: <https://coloradosprings.legistar.com/Calendar.aspx>*  
*If you have questions, please contact the City of Colorado Springs Land Use Review Division at (719) 385-5905 and reference the file number listed below.*

<p><b>FILE NO.:</b> <b>CPC NV 15-00049</b> (Quasi-Judicial)</p> <p><b>PARCEL NO.:</b> 6305203006</p> <p><b>PLANNER:</b> Kurt Schmitt</p>	<p>Request by Urban Strategies, Inc on behalf of RHW Real Estate LLC C/O Wendy's of Colorado Springs Inc. for approval of a Non-Use Variance to the following section of City Code 7.4.409.A.2 – Major Sign Types – Freestanding Signs. This request is to allow for an additional freestanding sign of 33.02 square feet and 7 feet in height on a property where a legal non-conforming pole sign exists. This property is zoned C5/P (Intermediate Business with Planned Provisional Overlay) and consists of 0.83 acres and is located at 8080 North Academy Blvd.</p>
<p><b>FILE NOS.:</b> <b>CPC PUZ 15-00031</b> (Quasi-Judicial)</p> <p><b>CPC PUP 15-00032</b> (Quasi-Judicial)</p> <p><b>PARCEL NO.:</b> 6425204002</p> <p><b>PLANNER:</b> Lonna Thelen</p>	<p>A request by Aeroplaza Fountain LLC for approval of the following development applications:</p> <ol style="list-style-type: none"> <li>1. A zone change from PBC/CR/AO (Planned Business Center with a condition of record and Airport Overlay) to PUD/AO (Planned Unit Development with Airport Overlay).</li> <li>2. A concept plan for an 80 unit, small lot single family development (Village at Aeroplaza). The property is proposed to be zoned PUD/AO (Planned Unit Development with Airport Overlay).</li> </ol> <p>The property is located northeast of Fountain Boulevard and Aeroplaza Drive and consists of 14.02 acres.</p>

**FILE NO.:**  
**AR DP 15-00231**  
(Quasi-Judicial)

**PARCEL NO.:**  
6329201017

**PLANNER:**  
Lonna Thelen

A request by NES, Inc. on behalf of School District 11 for a development plan to allow a multi-family residential project that will cater to the students of the University of Colorado-Colorado Springs (UCCS). The proposal includes 187 units that contain 1, 2, 3 and 4 bedroom units totaling 621 bedrooms. All vehicular access to the site will be from Austin Bluffs with no vehicular access to the neighborhood. The property is located at 702 Cragmor Road, contains 5.8 acres and is zoned SU (Special Use).