

The Lookout on Cragmor

May 12, 2015

Steve Tuck, Land Use Review

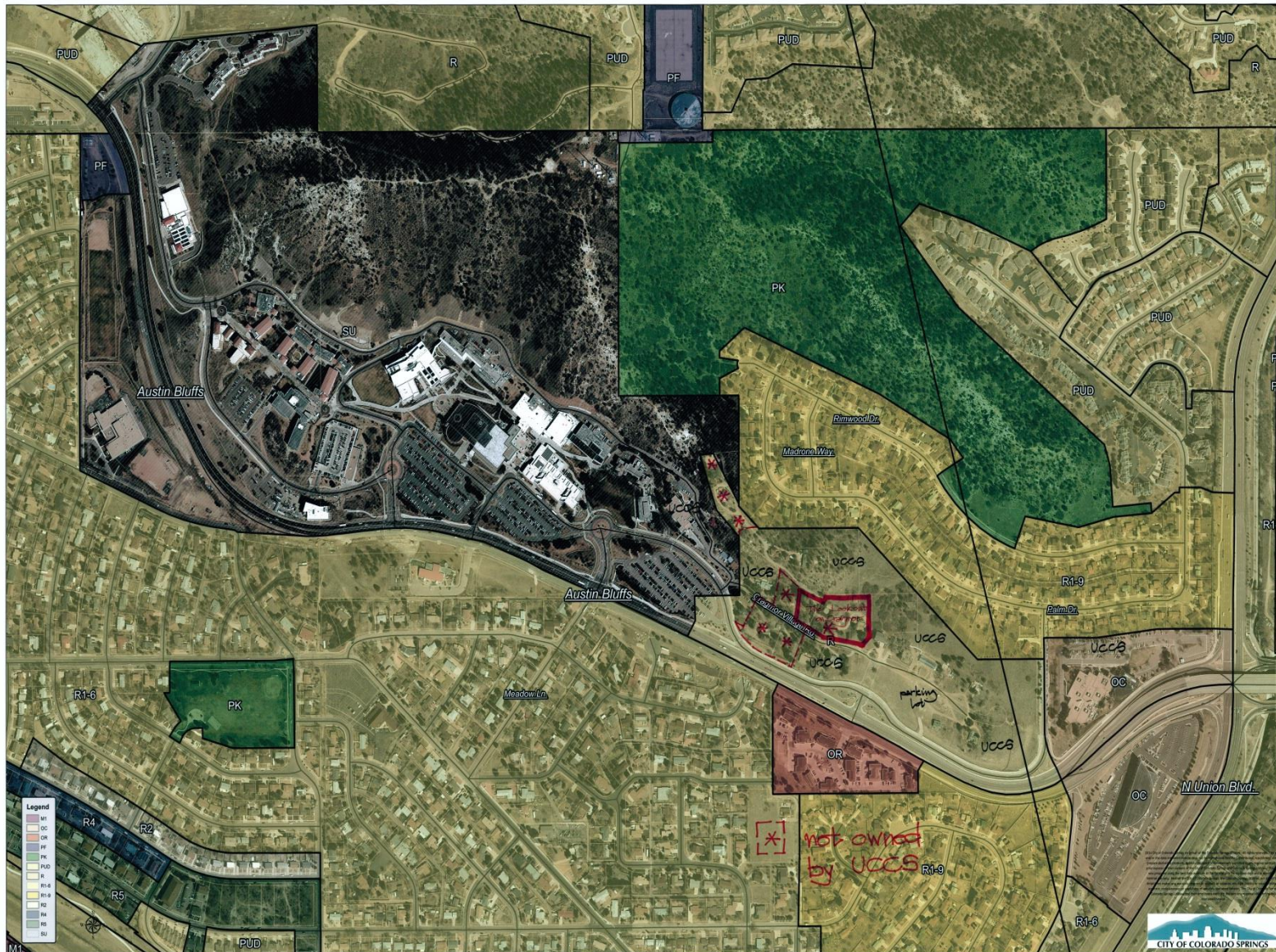
The Lookout on Cragmor

Zone change from R/HS to SU/HS for 2.15 acres

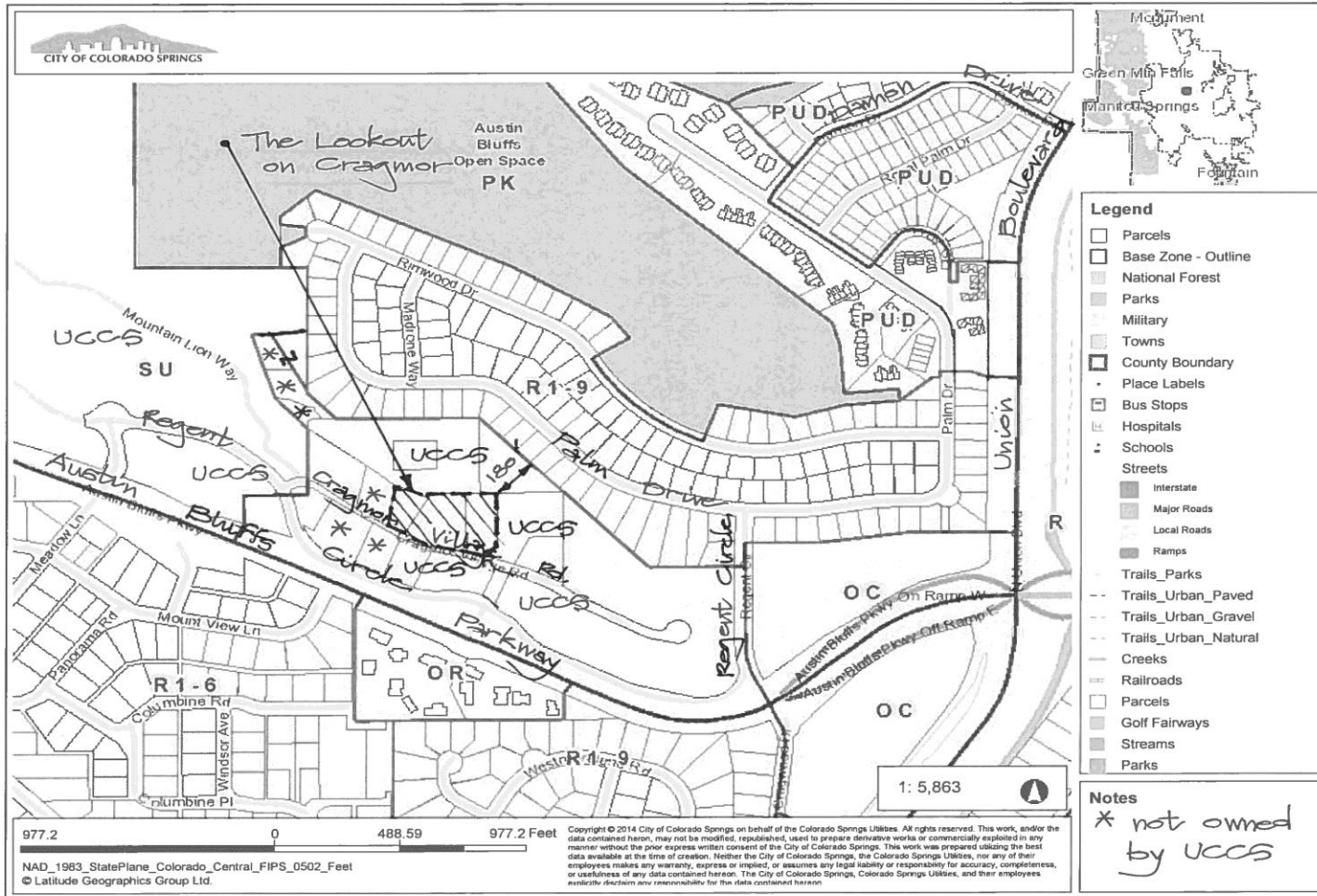
Development plan for 71 dwelling units with 157 bedrooms in 5-story building, density: 33.1 dwelling units/acre, 149 parking spaces, access from Cragmor Village Road, intended for student housing

Nonuse variances for: front setback of 10.11' for corner of building, 20 parking spaces back into Cragmor Village Road

The Lookout on Cragmor – area zoning



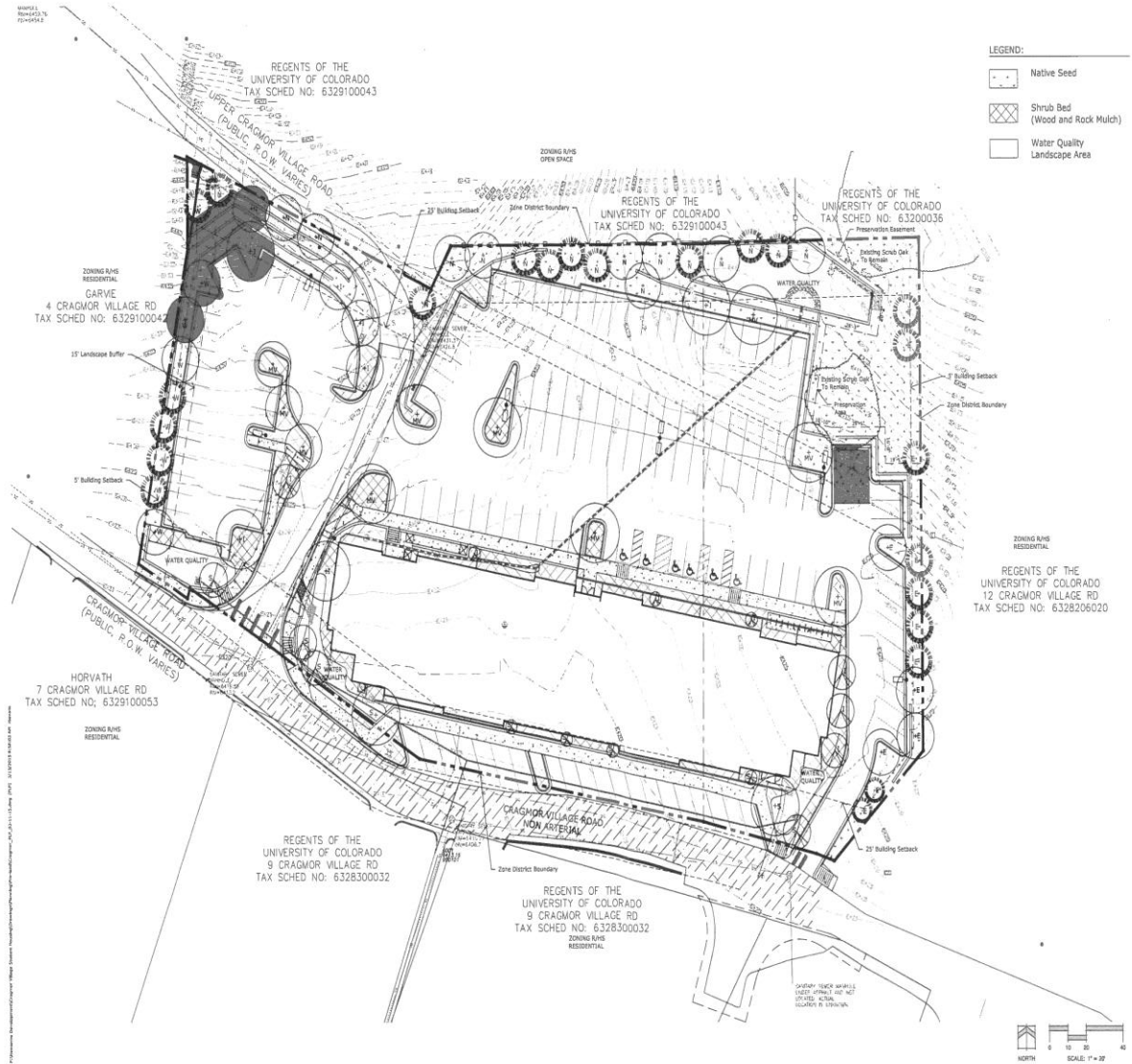
The Lookout on Cragmor – area ownership



The Lookout on Cragmor – surrounding area



The Lookout on Cragmor – development plan



Land Planning
Landscape
Architecture
Urban Design

NES

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STUDENT HOUSING

DATE	DESCRIPTION
PROJECT INFO	R. BORDERS
REVISED BY	K. HARTMANN

PRELIMINARY
LANDSCAPE PLAN

9
9 of 11

CPC DP 15-00005

The Lookout on Cragmor

- UCCS Master Plan
- Cragmor Village Road neighborhood: from large lot, single-family residential to university uses
- Cragmor Village Road (including upper Cragmor Village Road) vehicular and pedestrian access

The Lookout on Cragmor – UCCS Master Plan



The Lookout on Cragmor

- Staff and Planning Commission recommends:
- Approve the zone change to SU/HS
- Approve the development plan with the recommended revisions
- Approve the 2 nonuse variances