



Legislation Details (With Text)

File #: CPC CU 19- 00101 **Version:** 1 **Name:**

Type: Planning Case **Status:** Passed

File created: 8/16/2019 **In control:** Downtown Review Board

On agenda: 9/4/2019 **Final action:** 9/4/2019

Title: A Form-Based Zone Conditional Use Development Plan for 514 S. Tejon. The site is zoned FBZ-CEN (Form-Based Zone - Central Sector, is roughly 19,000 square feet in size, and is located at 514 - 516 S. Tejon St.

Presenter:
Ryan Tefertiller, Urban Planning Manager, Planning and Community Development

Sponsors:

Indexes:

Code sections:

Attachments: 1. Pikes Peak Brewing DRB Staff Report 090419, 2. FIGURE 1 - Conditional Use Plan, 3. FIGURE 2 - Use Project Statement, 4. FIGURE 3 - DP support letter, 5. 7.5.704 Conditional Use Review

Date	Ver.	Action By	Action	Result
9/4/2019	1	Downtown Review Board	approved	Pass

A Form-Based Zone Conditional Use Development Plan for 514 S. Tejon. The site is zoned FBZ-CEN (Form-Based Zone - Central Sector, is roughly 19,000 square feet in size, and is located at 514 - 516 S. Tejon St.

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Proposed Motion:

Approve the Conditional Use Development Plan based on the findings that the Conditional Use criteria found in Section 7.5.704 of the City Code will be met once the following technical modifications are addressed:

Technical modifications to the Conditional Use plan:

1. Add the file number (CPC CU 19-00101) to the bottom right-hand corner of all plan sheets.
2. Add the necessary tabular data per the applicable checklist to the first sheet of the plan (e.g. address, ownership, zoning, size, uses, etc.).
3. Add page numbers to the bottom corner of each plan sheet.
4. Clarify the proposed façade changes as the last two sheets of the plan appear to be inconsistent with each other.
5. Clearly illustrate the location and design of the roof-top deck on the plan.