



Legislation Text

File #: 14-0255, **Version:** 1

A resolution finding a petition for annexation of the area known as Saddletree Village Annexation consisting of 14.18 acres to be in substantial compliance with Section 31-12-107(1), C.R.S. and setting a hearing date of July 22, 2014 for the Colorado Springs City Council to consider the annexation of the area. (CPC A 13-00111)

From:

Peter Wysocki, Planning and Development Director, Planning and Development Department

Summary:

This is a request to approve a resolution setting a public hearing date of July 22, 2014 and direct the City Clerk to advertise the hearing for the Saddletree Village Annexation. The site is located south of Cowpoke Road and ¼ mile west of Black Forest Road.

Previous Council Action:

The City Council accepted the annexation petition and referred it to the City Administrative staff to review and process on August 27, 2013.

Background:

Colorado State Statute provisions require that the City Council adopt a resolution that sets the hearing date and directs the City Clerk to advertise the pending annexation for four weeks prior to the public hearing. In addition, the hearing date must be not less than thirty (30) days or more than sixty (60) days after the effective date of the resolution setting the hearing. The annexation can be advertised on the following dates: June 21, June 28, July 5 and July 12, 2014, to adhere to the statute requirements for the July 22, 2014 City Council meeting.

Financial Implications:

Not applicable at this time. A fiscal impact analysis has been prepared and will be provided to the City Council with the annexation hearing information packet.

Board/Commission Recommendation:

At their meeting of March 20, 2014 the Planning Commission (CPC) voted unanimously (Commissioner Ham absent and Commissioner Phillips excused) to approve the annexation subject to technical modifications. The attached CPC Record-of-Decision of the meeting provides the discussion of the application.

Stakeholder Process:

The standard City notification process for the internal review included posting the property with a notice poster and mailing postcards to approximately 101 property owners within 1,000 feet of the project area.

One letter was received regarding drainage concerns. The issue is being addressed in the review and approval of drainage plans for this project.

The same posting and notification process was utilized prior to the CPC public hearing.

All applicable agencies and departments were asked to review and comment. No significant concerns were identified. All issues and concerns were incorporated into the development plan or provided as conditions of approval. Final compliance will be verified and confirmed prior to issuance of a building permit.

Alternatives:

City Council can approve or deny the resolution setting the date and authorizing advertisement of the public hearing for the annexation. If the resolution is not approved and the hearing is not scheduled, the annexation cannot be considered.

Proposed Motion:

Move to approve the resolution setting July 22, 2014 as the hearing date for consideration of the Saddletree Village Annexation.

Not applicable.