



**Environmental  
Planning  
Commission**

**Agenda Number: 17  
Project Number: 1000696  
Case #s: 07EPC 00111/07EPC 00263  
October 18, 2007**

**Supplemental Staff Report**

<b>Agent</b>	David. S. Campbell, Esq.
<b>Applicant</b>	Raylee Vantage Homes/ Intercontinental Development & Consulting
<b>Request</b>	<b>Zone Map Amendment Site Development Plan for Subdivision</b>
<b>Legal Description</b>	Tract C, Lee's Bosque Subdivision
<b>Location</b>	On Coors Blvd. NW, between Bosque Meadows Lane and Eagle Ranch Rd. NW
<b>Size</b>	Approximately 7 acres
<b>Existing Zoning</b>	R-D
<b>Proposed Zoning</b>	SU-1 for C-1 Uses

**Staff Recommendation**

**WITHDRAWL of 07EPC 00111 and  
07EPC 00263 at the applicant's request.**

**Staff Planner**

**Catalina Lehner, AICP-Senior Planner**

**Summary of Analysis**

This request was for a zone map amendment and a site development plan for subdivision for an approx. 7 acre site east of Coors Blvd., between Bosque Meadows Lane and Eagle Ranch Rd., and not located in a designated activity center.

The applicant proposed to change the subject site's zoning from R-D to SU-1 for C-1 Uses to develop neighborhood commercial uses.

Staff had recommended denial because the request conflicted with key policies and the zone change was not justified. Two facilitated meetings were held. There was neighborhood opposition.

The applicant requested several deferrals, the most recent for 60 days, to reconsider the request and possibly modify it. However, as indicated in the attached letter dated September 11, 2007, the applicant has decided to withdraw the request.

This report should be read in conjunction with  
the original April 19, 2007 Staff report.