



**BOARD OF ADJUSTMENT
A G E N D A
September 24, 2009**

Notice is hereby given of a public meeting to be held before the City of Wheat Ridge Board of Adjustment on September 24, 2009, at 7:00 p.m., in the City Council Chambers of the Municipal Building, 7500 W. 29th Avenue, Wheat Ridge, Colorado.

Individuals with disabilities are encouraged to participate in all public meetings sponsored by the City of Wheat Ridge. Call Heather Geyer, Public Information Officer at 303-235-2826 at least one week in advance of a meeting if you are interested in participating and need inclusion assistance.

- 1. CALL THE MEETING TO ORDER**
- 2. ROLL CALL**
- 3. PUBLIC FORUM** (This is the time for anyone to speak on any subject not appearing on the agenda.)
- 4. PUBLIC HEARING**
 - A. Case No. WA-09-09:** An application filed by Swiss Valley, LLC, for approval of a variance to Section 26-412.D.2 of the Subdivision Regulations to allow a new two-family residence at 6701 West 48th Avenue to have domestic water service from a well.
 - B. Case No. WF-09-08:** An application filed by Swiss Valley, LLC, for approval of a Class II special exception permit to allow construction of a two-family residence in the 100 year flood plain on property located at 6701 West 48th Avenue.
- 5. CLOSE THE PUBLIC HEARING**
- 6. OLD BUSINESS**
- 7. NEW BUSINESS**
 - A. Approval of minutes – July 23, 2009**
- 8. ADJOURNMENT**



**CITY OF WHEAT RIDGE
PLANNING DIVISION STAFF REPORT**

TO: Board of Adjustment

DATE: September 24, 2009

CASE MANAGER:

Meredith Reckert

CASE NO. & NAME:

WA-09-09/Swiss Valley

ACTION REQUESTED:

Approval of a variance to Section 26-412.D.2. of the Subdivision Regulations to allow domestic water service by a well on property zoned Residential-Two (R-2) located at 6701 W. 48th Avenue

LOCATION OF REQUEST:

6701 W. 48th Avenue

APPLICANT/OWNER:

Kevin Larson for Swiss Valley, LLC

APPROXIMATE AREA:

22,760 s.f.

PRESENT ZONING:

Residential-Two (R-2)

PRESENT LAND USE:

Vacant

ENTER INTO RECORD:

CASE FILE & PACKET MATERIALS

ZONING ORDINANCE

DIGITAL PRESENTATION

