



Legislation Text

File #: PC Reso 08-2019, **Version:** 1

Agenda Date: 04/22/19

Subject:

An Amendment to Littleton City Code Title 10, Chapters 1 and 7, Regarding Site Development Plans

Presented By: Mike Sutherland, Deputy Director
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PROPOSED CODE AMENDMENT REQUESTED:

Creation of “major” and “minor” categories for site development plans and individual appeals processes for each

BACKGROUND:

Currently, only the applicant has the ability to appeal administrative denial of a site development plan. Under the proposed code amendment, the applicant will retain their appeals status, but for major site development plans, surrounding property owners will have standing to appeal administrative approvals to the planning commission.

PRIOR ACTIONS OR DISCUSSIONS:

- January 22, 2019 - joint study session with planning commission and council to discuss the proposed amendment

STAFF ANALYSIS:

- The proposed amendment defines minor versus major site development plans
- The proposed amendment establishes appeals processes for both major and minor site development plans
- All site development plans continue to be approved or denied administratively
- Administrative decisions on minor site development plans may be appealed to the planning commission by the applicant
- Administrative decisions on major site development plans may be appealed to the planning commission by either the applicant or neighboring property owners.
- Appeal decisions by the planning commission are final, all other appeals must proceed through the district court process.

OPTIONS/ALTERNATIVES:

The planning commission may take the following actions on the application: forward recommendation of approval to city council, forward recommendation of approval with conditions, continue to date certain, or forward recommendation of denial. A sample motion is provided for each option.

FISCAL IMPACTS:

None.

STAFF RECOMMENDATION:

Staff recommends approval of PC Resolution 08-2019, recommending approval of an ordinance to amend the Littleton City Code Title 10, Chapters 1 and 7, regarding site development plans.

PROPOSED MOTION:

Motion to Approve and/if necessary, With Conditions

I move to approve PC Resolution 08-2019, amending Littleton City Code Title 10, Chapters 1 and 7, regarding site development plans, *which forwards a favorable recommendation to city council*, with the following condition(s):

- 1.
- 2.

Motion to Continue to a Date Certain

I move to continue the public hearing on PC Resolution 08-2019 to _____ (insert date) in order to _____.

Motion to Deny

I move to recommend City Council denial of the proposed changes to the Littleton City Code and direct the city attorney to make appropriate revisions to PC Resolution 08-2019, based on the following findings:

- 1.
- 2.