

Service Plan Staff Report

Date: October 23, 2025
To: Douglas County Board of County Commissioners
Through: Douglas J. DeBord, County Manager
From: Terence T. Quinn, AICP, Director of Community Development *TQ*
CC: DJ Beckwith, Principal Planner
Lauren Pulver, Planning Supervisor
Kati Carter, AICP, Assistant Director of Planning Resources
Subject: **Range Metropolitan Districts Nos. 1-3 – Service Plan 1st Amendment**
Project File: **SV2025-007**

Planning Commission Hearing:	October 20, 2025 @ 6:00 p.m.
Board of County Commissioners Meeting:	November 3, 2025 @ 1:30 p.m.
Board of County Commissioners Hearing:	November 18, 2025 @ 2:30 p.m.

BACKGROUND

Colorado Revised Statutes Title 32 requires the Board of County Commissioners (Board) to set a date for a public hearing on the service plan of a proposed special district or service plan amendment at the next regular meeting of the Board following Planning Commission (PC) action on the item.

REQUEST

A. Applicant

Range Metropolitan District Nos. 1-3
2154 East Commons Avenue, Suite 2000
Centennial, CO 80112

B. Applicant's Representative

Megan Murphy
WBA Local Government Law
2154 East Commons Avenue, Suite 2000
Centennial, CO 80122

C. Request

The applicant is requesting a hearing for consideration of, and Board action on, a Service Plan Amendment for the Range Metropolitan Districts Nos 1-3.

Staff recommends that the Board set the hearing for consideration of, and action on, a Service Plan Amendment for the Range Metropolitan Districts Nos 1-3 for November 18, 2025.

ATTACHMENTS	PAGE
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Comprehensive Master Plan Land Use Reference Map

Comprehensive Master Plan Areas

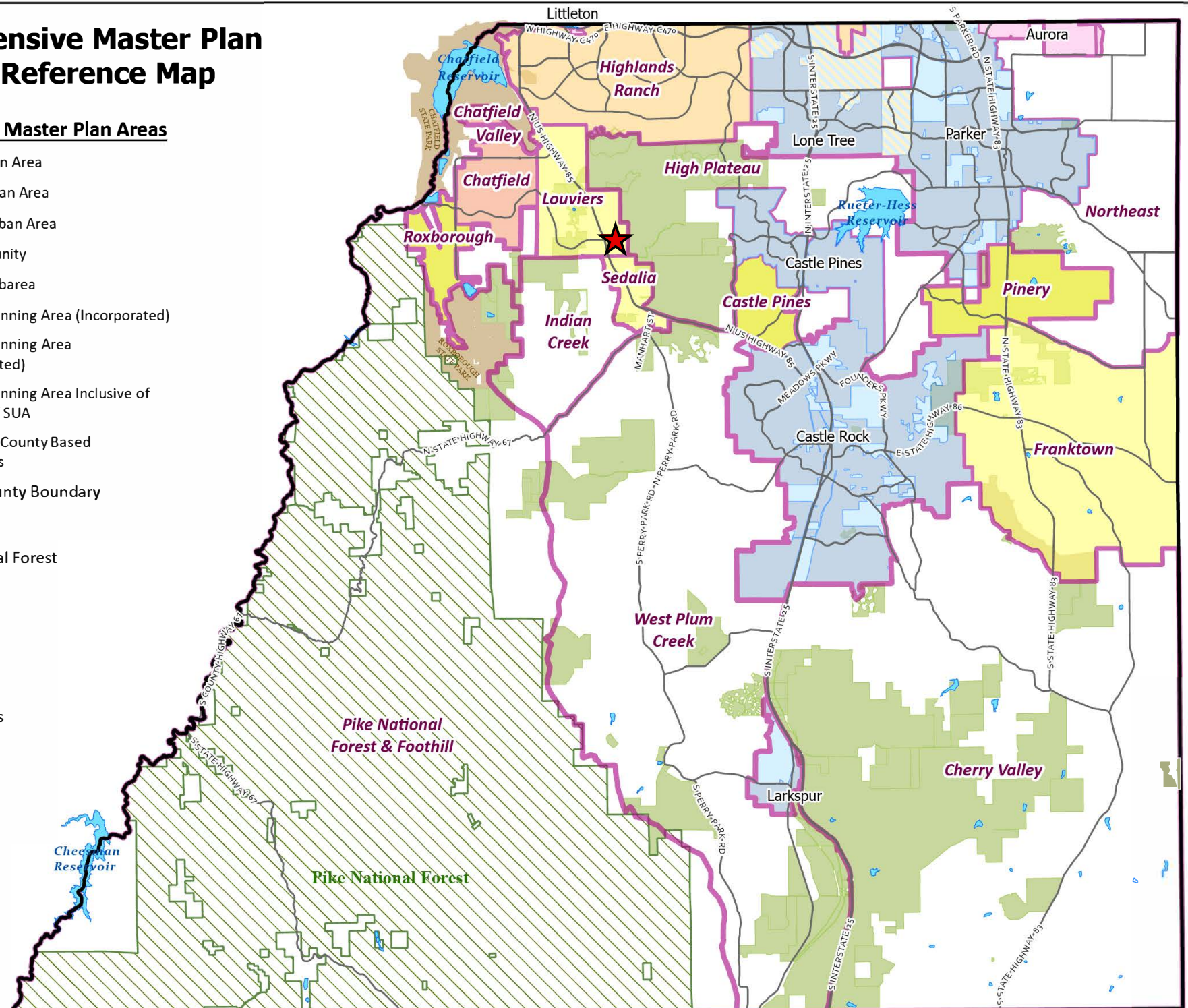
-  Primary Urban Area
-  Chatfield Urban Area
-  Separated Urban Area
-  Rural Community
-  Nonurban Subarea
-  Municipal Planning Area (Incorporated)
-  Municipal Planning Area (Unincorporated)
-  Municipal Planning Area Inclusive of County PUA / SUA
-  Non-Douglas County Based Municipalities
-  Douglas County Boundary

Parks

-  Pike National Forest
-  State Parks
-  Open Space
-  Lakes

Roadways

-  Major Roads

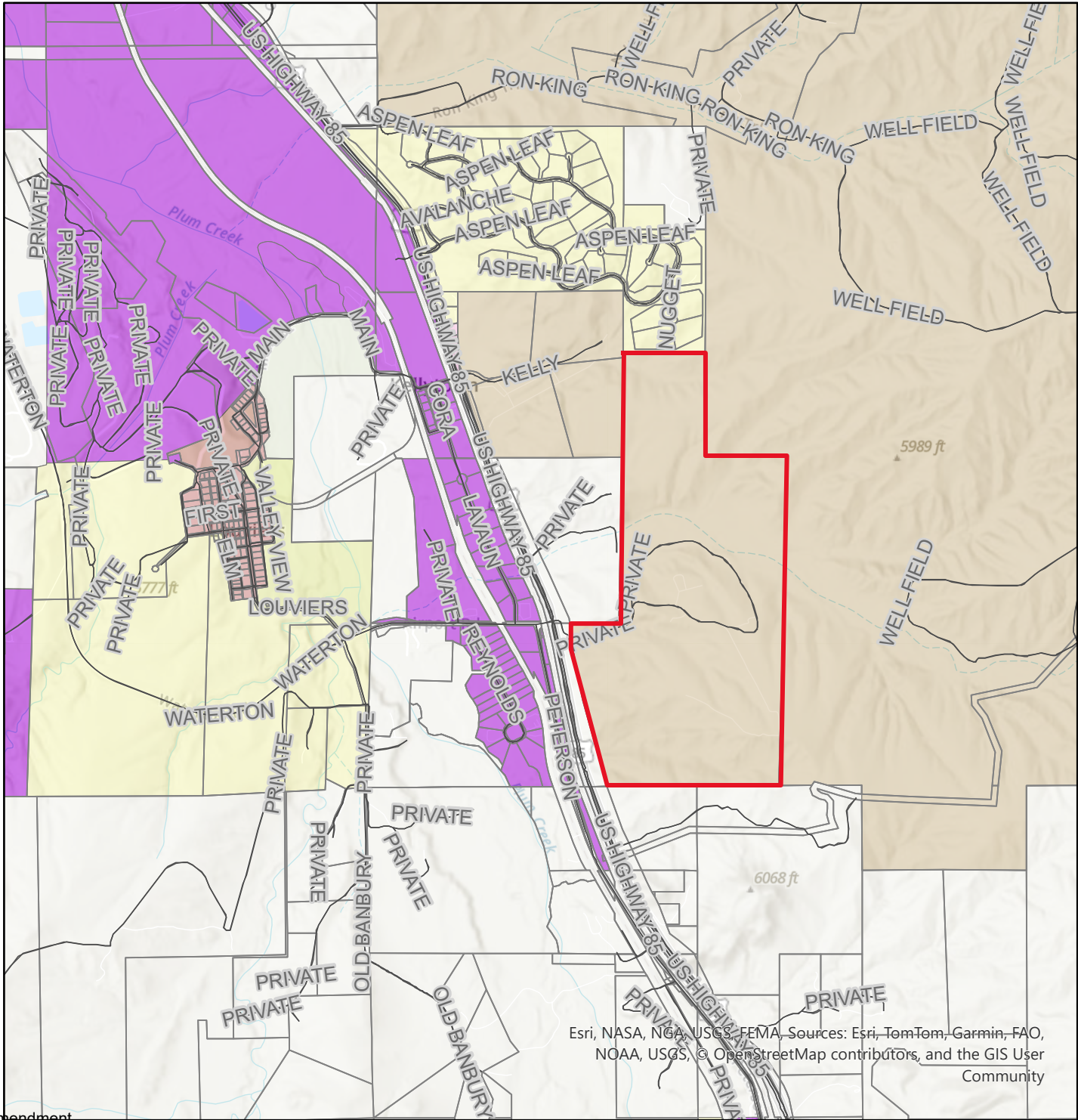


Range Metropolitan District, 1st Amendment

SV2025-007
Zoning Map



- LEGEND
- Roads
 - Major Roads
 - Parcels - PARCELS
 - A1 - AGRICULTURAL ONE
 - RR - RURAL RESIDENTIAL
 - SR - SUBURBAN RESIDENTIAL
 - B - BUSINESS
 - GI - GENERAL INDUSTRIAL
 - PD - PLANNED DEVELOPMENT



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