



**BOARD OF COUNTY COMMISSIONERS LAND USE  
MEETING/PUBLIC HEARING**

**TUESDAY, JUNE 10, 2025**

**AGENDA**

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**Tuesday, June 10, 2025**

**2:30 PM**

**Hearing Room**

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**2:30 PM**

**1. Call to Order**

- a. Pledge of Allegiance
- b. Attorney Certification of Agenda
- c. Commissioners Disclosure for Items on This Agenda

**2. Land Use Meeting Agenda Items**

No Items

**3. Public Hearing Agenda Items**

- a. Happy Canyon Filing 4, Tracts F and G - Zone Map Change - Project File: DR2024-005.  
Trevor Bedford, AICP, Senior Planner — *Department of Community Development*  
The request is for approval of a zone map change for two tracts in Happy Canyon Filing 4.

**Attachments:**    [Staff Report - DR2024-005](#)  
[Resolution Happy Canyon Tracts](#)

- b. Zoning Resolution Waiver for Inverness Filing 9, Lot 3 - Project File: US2024-011.  
Mike Pesicka, AICP, Principal Planner — *Department of Community Development*  
The request is for approval of a waiver of the prohibition of “multi-family residential” in the Noise Sensitive Zone within the Centennial Airport Review Area Overlay District of the Douglas County Zoning Resolution, in conjunction with a Use by Special Review for multi-family use in the Light Industrial zone district.

**Attachments:**     [Staff Report - Zoning Resolution Waiver Request](#)  
                              [Exhibit 1 - Easements](#)  
                              [Exhibit 2 - Emails](#)  
                              [Exhibit 3 - Tenant Incident](#)  
                              [BCC Staff Report \(Zoning Waiver Request-US2024-011\) - staff report supplement](#)

- c. Cross Mountain - Zone Map Change - Project File: DR2025-001.  
Trevor Bedford, AICP, Senior Planner — *Department of Community Development*  
The request is for approval of a zone map change consisting of approximately 17.9 acres to preserve the top of Cross Mountain from future development.

**Attachments:**     [Staff Report - DR2025-001](#)  
                              [Resolution Cross Mountain](#)

- d. 2096 S. Interstate 25 - Zone Map Change - Project File: DR2025-002.  
Matt Jakubowski, AICP, Chief Planner — *Department of Community Development*  
The request is for approval of a zone map change to the Light Industrial and Agricultural One zone boundaries on a split-zoned lot.

**Attachments:**     [Staff Report - DR2025-002](#)  
                              [Resolution 2096 S Interstate 25](#)

#### 4. Adjournment

*\*\*The Next Land Use Meeting / Public Hearing Will be Held on Tuesday, June 24, 2025 @ 2:30 p.m. \*\**