



TOWN COUNCIL MEETING UPDATE

Dec. 13, 2021



PARKER
C O L O R A D O

CLICK TO WATCH THE MEETING VIDEO - [YOUTUBE](#)**PUBLIC HEARINGS AND SECOND READINGS*****Public Hearings***

- **Stonegate Veterinary Clinic - Use by Special Review Request**

Town Council approved a Use by Special Review application by applicant PetWell Clinic to allow a walk-in veterinary clinic in the Stonegate commercial area. The site is located in the existing multi-tenant commercial shopping center at the northeastern corner of the intersection of Lincoln Avenue and Jordan Road, known as the Crossing at Stonegate.

Approved 6-0 (In Favor: Barrington, Diak, Hefta, Hendreks, Poage, Rivero)

- **Parker Auto Plaza Development Guide Amendment**

Town Council approved a request by applicant Livaudais Architecture to amend the Parker Auto Plaza Planned Development zoning, revising the permitted uses listed in the Development Guide for Commercial Use Areas to include auto body repair as an allowed use under Service Establishments.

Approved 6-0 (In Favor: Barrington, Diak, Hefta, Hendreks, Poage, Rivero)

Ordinances

- **Land Development Ordinance - Definition of Dwelling and Dwelling Unit**

Town Council approved an ordinance amending the definition of dwelling and dwelling unit and amend home occupations, as contained in the Land Development Ordinance. The amendment provides that clinics, nursing and convalescent homes, barber shops, beauty parlors, tourist homes, animal hospitals and restaurants are a prohibited use of a dwelling or dwelling unit. The purpose of this amendment is to provide further clarification that short-term rentals (tourist homes) are a prohibited use in any dwelling or dwelling unit in the Town of Parker.

Approved 6-0 (In Favor: Barrington, Diak, Hefta, Hendreks, Poage, Rivero)

Resolutions

- **Parker Central Area Filing No. 1, Second Amendment Exemption Plat**

Town Council approved an Exemption Plat dedicating right-of-way to the Town from property located at the northeastern corner of the intersection of Mainstreet and Victorian Drive (east) and owned by the Parker Authority for Reinvestment (PAR/P3). The Exemption Plat dedicates right-of-way to be used for future sidewalk and streetscape improvements along Mainstreet.

Approved 6-0 (In Favor: Barrington, Diak, Hefta, Hendreks, Poage, Rivero)

PUBLIC HEARINGS AND SECOND READINGS (con't)

Resolutions (con't)

- **Cottonwood Highlands Filing No. 2C, Amendment No. 1, Replat Extension**

Town Council approved a partial waiver request by applicant Lennar to extend the approval for the Cottonwood Highlands Filing No. 2C Amendment No. 1 Replat to June 30, 2022. The site is part of the Cottonwood Highlands Planned Development and is located on the north side of Cottonwood Drive to the west of Red Bud Street. The purpose of Lennar's request was to provide additional time for them to obtain the required signatures on the Replat Mylars that will correct a construction error arising from building three houses within a platted sight distance easement (sight triangle).

Approved 6-0 (In Favor: Barrington, Diak, Hefta, Hendreks, Poage, Rivero)

- **School Resource Officers Intergovernmental Agreement**

Town Council passed a resolution agreeing to continue to perform the service of providing school resource officers to the Douglas County School District. The Town will invoice the School District for those services, until such time as a new intergovernmental agreement (IGA) can be finalized. The Town and the School District have been parties to an IGA in which the Town provides school resource officer services to the District, and the District agrees to pay the Town for those services. Currently, the Town and the School District have been engaged in ongoing discussions regarding these services, and a new IGA is close to being finalized for the 2021-2022 school year. For purposes of consistency with the services being provided and for the safety and security of the students, staff and community with respect to the District, the Town has continued to provide school resource officer services while the Town and District engage in good faith discussions.

Approved 6-0 (In Favor: Barrington, Diak, Hefta, Hendreks, Poage, Rivero)

- **Carousel Farms Metropolitan District Service Plan**

The Service Plan for the Carousel Farms Metropolitan District that was approved on Sept. 15, 2014 included a 0.65-acre area that was anticipated to be included within the District. The District's Service Plan provides that the District shall not issue any debt until the inclusion area: (1.) is included within the boundaries of the District, as evidenced by the recording of an Order for Inclusion with the Douglas County District Court; (2.) is made subject to the Annexation Agreement for the project by an amendment signed by the Town; and (3.) is included within and made subject to an approved development plan for the project. Town Council passed this resolution finding that these requirements have been satisfied.

Approved 5-0 (In Favor: Barrington, Diak, Hefta, Hendreks, Rivero; Recused: Poage)

CONSENT AGENDA

First Readings - Second Readings Scheduled for Jan. 3

- **North Parker Road Roadway Improvements - Notice of Intent to Acquire Easements**

This proposed ordinance would provide notice of the Town of Parker's intent to acquire easements and right-of-way necessary to construct the North Parker Road Operational Improvements Project. This project proposes to make roadway and sidewalk improvements to Parker Road between Parkglenn Way and E-470. The project's primary goal is to increase vehicular mobility along this stretch of Parker Road, mainly through intersection improvements and by repurposing existing turn lanes into shared thru/turning lanes. The project will also include improvements to pedestrian facilities in the corridor, by adding new sidewalks and expanding existing sidewalks. In order to accommodate the project, right-of-way and easements will need to be acquired from nine commercial properties along the project corridor.

Approved 6-0 (In Favor: Barrington, Diak, Hefta, Hendreks, Poage, Rivero)

- **Dransfeldt Road Extension Project - Roadway Alignment**

The Town plans to begin construction of the Dransfeldt Road extension over Cherry Creek between Motsenbocker Road and Twenty Mile Road in 2023. Since the Dransfeldt Road extension is a new Town roadway and the proposed improvements to Motsenbocker Road include a realignment of an existing roadway, the Town must establish the vertical alignment, horizontal alignment and grade for these roadways. This proposed ordinance would establish the alignment and grade of these designated sections of Dransfeldt Road and Motsenbocker Road. The ordinance is being proposed so that future development that occurs adjacent to these roadways will be able to determine the alignment and grade.

Approved 6-0 (In Favor: Barrington, Diak, Hefta, Hendreks, Poage, Rivero)

Motions, Contracts, Resolutions, Proclamations, Agreements

- **Contracts Over \$100,000**

One contract over the amount of \$100,000 was awarded by Town Council:

1. A professional services agreement with Felsburg Holt & Ullevig in the amount of \$154,550 for the preliminary design of the Pikes Peak Drive Sidewalks project (Sulphur Gulch Bridge to Mainstreet). This project includes the widening of select sidewalks, adding pedestrian lighting, improving crosswalks, improving street drainage and undergrounding overhead power lines. This project is being funded by PAR/P3, the town's urban renewal authority, through tax increment financing (TIF) since it falls inside the Parker Central Urban Renewal Plan Area and qualifies as an Urban Renewal Area (URA) project.

Approved 6-0 (In Favor: Barrington, Diak, Hefta, Hendreks, Poage, Rivero)