

CLEAR CREEK COUNTY BOARD OF ADJUSTMENT
March 7, 2017 — 6:00 P.M.
Commissioners Hearing Room
Clear Creek County Courthouse, Georgetown, Colorado
AGENDA

Roll Call: Chairman Bill Lee, Vice-Chair Aleta Trabue, Marc Reagon, Martha Miles, Mike Stewart
Associate Members: Jon Jennings and Donna Moody

GENERAL BUSINESS

1. Election of Officers (Chairperson, Vice Chairperson, Secretary)
2. Review of Public Hearing Procedures
3. Unscheduled Appearances

OLD BUSINESS

NEW BUSINESS

1. V2016-0017 Garry Higdem, owner of Subdivision: Blue Valley Acres Block: 9 Lot: 2 and Lot: 3 Unit 2, requests variances pursuant to Section 1302.3 – “Acknowledgement of an Existing Setback Encroachment” and Section 1302.2 – “Request to encroach into a Setback” of the *Clear Creek County Zoning Regulations*. The owner/applicant requests the following:

- The acknowledgement of the encroachment of a partially constructed two-story 735 sq. ft. garage with 1-foot overhangs with a 26.3 ft. setback from the east-northeast property line. The owner was issued a ‘Stop Work Order’ by the county building department when it was found that the garage does not meet the required 30-ft. setbacks.
- To encroach into the same setback 26.3 feet to construct a 40 sq. ft. deck/breezeway.

The subject property is ±1.160 acres in size, is zoned Mountain Residential – Single-Family Units (MR-1) and is located at 1809 Little Bear Rd., Evergreen, CO 80452.

OTHER BUSINESS:

1. Approval of Board of Adjustment minutes from the meeting of November 1, 2016
2. Approval of Board of Adjustment minutes from the meeting of January 3, 2017

Disclaimer: All Board of Adjustment hearings are subject to change and may be continued to another date certain. No further notifications of hearing dates will be mailed out by the Planning Department, therefore please contact the Planning Department to determine if the case has been continued or the hearing date has been changed. Should there not be a quorum at this particular meeting, all business items will forward to the next hearing date which has a quorum for consideration following further public notice. Individuals with disabilities needing auxiliary aid(s) may request assistance by contacting the Land Use Department at Clear Creek County, P.O. Box 2000, Georgetown, CO, 80444. Phone 303-679-2436. We would appreciate it if you would contact us at least 72 hours in advance of the scheduled event so arrangements can be made to locate the requested auxiliary aid(s).