

**MINUTES OF THE ARAPAHOE COUNTY
BOARD OF COUNTY COMMISSIONERS
APRIL 12, 2005**

State of Colorado, County of Arapahoe. At a public hearing of the Board of County Commissioners for Arapahoe County, Colorado held at 5334 S Prince St. Littleton CO 80166 there were:

Lynn Myers, Chair	Absent & Excused
Bernard L. Zimmer, Chair Pro Tem	Present
Susan Beckman, Commissioner	Present
Rodney Bockenfeld, Commissioner	Present
Frank Weddig, Commissioner	Absent & Excused
John E. Bush, Jr., Deputy County Attorney	Present
Nancy A. Doty, Clerk to the Board	Absent & Excused
Jennifer Gayer, Deputy Clerk	Present

When the following proceedings, among others, were had and done, to wit:

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ADOPTION OF THE AGENDA

Deputy County Jack Bush stated that Consent Agenda Item 2, which is a list of abatements that have been approved by the Assessor's office, should be modified slightly. He explained the last item on the list involves Aurora's Firefighters Protection Association. He said the dollar amount for that item should read \$4,322.87.

The motion was made by Commissioner Beckman and duly seconded by Commissioner Bockenfeld to adopt the Agenda as amended with a minor modification to Consent Agenda Item 2.

The motion passed 3-0, Myers and Weddig Absent and Excused.

ADOPTION OF THE MINUTES

The motion was made by Commissioner Beckman and duly seconded by Commissioner Bockenfeld to adopt the minutes of the March 29, 2005 Public Hearing.

The motion passed 3-0, Myers and Weddig Absent and Excused.

CEREMONIES

There were no ceremonies.

CITIZEN COMMENTS

There were no citizen comments.

CONSENT AGENDA

The motion was made by Commissioner Beckman and duly seconded by Commissioner Bockenfeld to approve the Consent Agenda as with the minor modification to Consent Agenda Item 2.

The motion passed 3-0, Myers and Weddig Absent and Excused.

GENERAL BUSINESS AGENDA

Item A – Resolution No. 050218 – Public Hearing Case No. P04-030, Centennial East Corporate Center, Filing No. 7, Double RJ Holding Office /Warehouse Final Development Plan (FDP)

Bill Skinner of the Planning Division presented the staff report, a copy of which has been retained for the file. He said this is an office warehouse proposal in the Centennial East Corporate Center. He said the owner plans to build this for his own use. He said there is a minor inconsistency between the summary report and the staff report. He explained at the time of the staff report the building was shown on the plan as 15,725 square feet. He said there is a truck dock, a small loading bay attached at the side of the building. He explained it was realized in between the staff report and the Board summary report that the dock should be included in that square footage of the building. He said the total square footage should be 16,020 square feet. The building still meets all of the criteria. He said this is an entirely appropriate structure for the location, in the industrial park. He said the only existing neighbor is Fed Ex. He said the Board considered a case last week for the site immediately west and has an almost identical use. He said there are no neighborhoods to the north or south. He said this portion of the Corporate Center is empty.

Assistant County Attorney Tom McNish established jurisdiction for the Board to consider this item.

Jeff Baker, 22605 E. Calhoun Place, architect representing the applicant, displayed elevations for the proposed building. He said the facility is being built for the owner. He said it is proposed to be a tilt up concrete building. He said the paint colors would be earthy tones of tan and beige with a porous green color for the doors. He said the main entry is the south elevation, which is highlighted with a faux stone façade. He said this building is a little more than 16,000 square foot and the owner would occupy the majority of the structure. He said there is 3,000 square feet that might be leased out to another tenant. He said the owner is a printing company. He displayed another graphic of the site plan. He said there is a dock on the east side of the building for deliveries. He qualified there would be minimal deliveries. He said the north side of the property has another dock at grade and that would accommodate UPS and similar type delivery trucks.

There were no public comments.

Mr. Skinner said there were very minimal public comments on this application.

The motion was made by Commissioner Bockenfeld to approve Case No. P04-030, East Centennial Corporate Center, Filing #7, Double RJ Holdings Final Development Plan, subject to the following conditions:

1. Prior to signature of the final mylar copy of these plans, all minor modifications shall be made as required by the Arapahoe County Public Works and Development Department.
2. Prior to signatures of the final mylar copy of these plans, the applicant agrees to address the Division of Engineering's comments and concerns as identified within the engineering Staff report.
3. Prior to signature of the final mylar copy of these plans, the applicant will successfully complete the quit claim process for the Arapahoe county drainage easement that crosses this property.

Seconded by Commissioner Beckman.

The motion passed 3-0, Myers and Weddig Absent and Excused.

COMMISISONER COMMENTS

Commissioner Beckman wished the applicant good luck on the project. She said this is a great project for the Airport Influence Area.

The motion was made by Commissioner Beckman that the Board of County Commissioners of Arapahoe County goes into Executive Session at 10:30 am today, for the purpose of receiving legal advice concerning proposed legislation being considered by Colorado Legislature in the current legislative session, in accordance with Section 24-6-402(4)(b), CRS.

Seconded by Commissioner Bockenfeld.

The motion passed 3-0, Myers and Weddig Absent and Excused.

There being no other business before the Board, the Chair adjourned the hearing at 9:50 AM.

**NANCY A. DOTY, CLERK TO THE BOARD
BY JENNIFER GAYER, DEPUTY**