



Council Agenda Summary

April 18, 2023

Key Staff Contact: Becky Safarik, Interim Community Development Director; Michael Franke, Planner I

Title:

Introduction and first reading of an Ordinance changing the official zoning map of the City of Greeley, Colorado, from Planned Unit Development (PUD) and Commercial-High Intensity (C-H) zone districts to the Residential Micro-Housing (R-MH) zone district changing the underlying land use designations for approximately 22.25 acres of property located south of F Street, west of N. 35th Avenue, and approximately one-half mile north of 4th Street (Stoneybrook Rezone)

Summary:

Stoneybrook 234, LLC, represented by Atwell, LLC (Donna Barrentine, PE) has submitted a request to rezone lots 2 and 3 from PUD and C-H zoning districts to the R-MH zoning district for the expansion of the existing Stoneybrook Mobile Home development on approximately 22.25 acres of land.

The subject site was annexed into the City of Greeley in 1985 as part of the Puttnam Farm Annexation. The land has remained undeveloped since the time of annexation. In 1999, the land was subdivided into two separate lots (Lot 2 and Lot 3) as part of the Stoneybrook Subdivision Filing No. 1. The intention of the current rezone request is to provide adequate zoning for expansion of the existing Stoneybrook Mobile Home Park development adjacent to this land.

The Planning Commission will consider this request at its April 11, 2023 meeting.

Fiscal Impact:

Does this item create a fiscal impact on the City of Greeley?	No
Is there grant funding for this item?	N/A

Legal Issues:

Consideration of this matter is a quasi-judicial process.

Other Issues and Considerations:

None

Strategic Focus Area:

Conformance with the Comprehensive Plan and Development Code

Decision Options:

- 1) Introduce the ordinance as presented; or
- 2) Amend the ordinance and introduce as amended; or
- 3) Deny the ordinance; or
- 4) Continue consideration of the ordinance to a date certain.

Council's Recommended Action:

A motion to introduce the ordinance and schedule the public hearing and second reading for May 02, 2023.

Attachments:

Ordinance
Staff Report