



42 Valley Crescent  
PO Box 208  
Palmer Lake CO 80133  
719-481-2953 – office

received  
3-18-22  
(Ld)

Office Use Only	
Case Number:	_____ 2 prul
Date:	_____ 20th
Fees:	_____ \$250.00 PC
Check #:	_____
Rec'd By:	_____ [Signature]
Application Complete:	_____

## AMENDMENT Conditional Use Application Form

Name of Applicant/Property Owner: DIACUT

Address: 773 Hwy 105 Phone#: 719.440.0059

Email: bruno@diacut.com ZONE: C2

Name of Proposal: AMENDMENT TO CONDITIONAL USE

Legal Description or Address: Lots 1 to 15 INC BLK 5 ELEPHANT ROCK ACRES

*Note: If the applicant is someone other than the property owner, the applicant must provide a notarized letter from the property owner giving permission to be represented in this action.*

**This is a Conditional Use** – A request for a use not permitted under certain zoning categories subject to review by the Planning Commission and consideration by the Board of Trustees.

**Criteria for approval of a conditional use** – Include a “site plan” or building design where a structure is involved to address the following criteria in which the Planning Commission and the Board of Trustees must find evidence, both factual and supportive, provided by the applicant.

- The site for the proposed use is adequate in size and shape to accommodate said use and all yards, spaces, walls and fences, parking, loading, landscaping, and other features required by this ordinance.
- The site for the proposed use relates to streets and highways adequate in width and degree of improvement to handle the quantity and kind of vehicular traffic that would be generated by the proposed use.
- Any negative impacts of the proposed use on adjacent properties and on the public can be mitigated through application of other ordinance standards or other reasonable conditions of approval.
- If of benefit to the community, any proposed structures will be of a design complimentary to the surrounding area.



By signing this application, parties agree to the following:

- Town of Palmer Lake staff or its consultants may enter the property to inspect the property and evaluate the proposal.
- The applicant/petitioner is liable for all non-refundable fees and costs associated with the Town's review of this application. Fees may include, but are not limited, to engineering and consultant fees, public notice costs, publication/recording fees, and any other fees paid by the Town in connection with, or related to, review of this application.
- Payment of fees as described is due within 10 days of the date of filing and, if not received within 30 days will be considered past due. Payment of the above fees shall not relieve the payment of any other fees imposed by the Town.

**As owner/applicant, I affirm the information contained in this application is accurate, and I agree to the above conditions.**

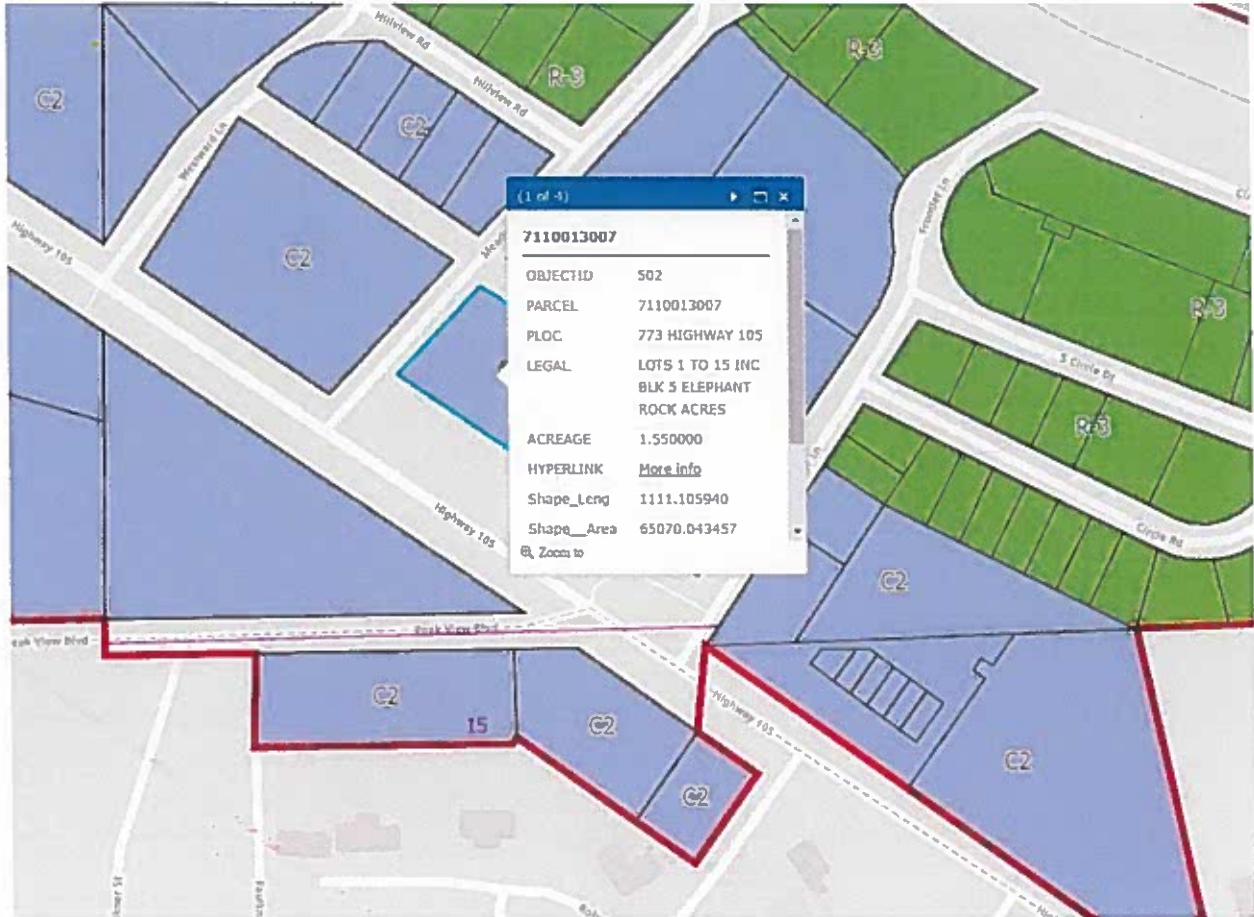
**Applicant Signature:** \_\_\_\_\_ **Date:** \_\_\_\_\_

If the applicant is not the owner:

As owner of the above property, I agree to the application.

**Owner – Print:** Brano Furrer

**Owner – Signature:** [Signature] **Date:** 3-15-22



NOTICE OF PUBLIC HEARING

TOWN OF PALMER LAKE

Notice is hereby given that Palmer Lake Planning Commission shall hold a public hearing on April 20, 2022, at 5 PM at the Town Hall, 28 Valley Crescent, Palmer Lake, to consider an amendment to the Conditional Use for temporary use of the property located at 773 S Hwy 105. A recommendation will be made to the Board of Trustees on the same matter scheduled for April 28, 2022, at 5 PM. A copy of the complete application is on file at the Town Clerk office at 719-481-2953.

/s/ Dawn A. Collins, Town Clerk