

# Active Developments Log | September 2018

Project Name	File Number	Location	Project Description	Project Manager	Project Status	Applicant
103 Sunset Triplex	DV-CUSP-17-00058	103 Sunset St	Conditional use site plan review for the development of a three dwelling property. The CUSP proposes to use the existing house and add two additional units in the back.	Karen Bryant	Development Review	Steve Flowers, Saint Vrain Builders
Alta Vita Independent Living (formerly Senior Living)	DV-FINALPUD-16-00014	South of Ceran, west of Dry Creek	Final Plat and Final Development Plan review for an independent living facility (formerly senior apartments) project consisting of a three story, 84-unit building. This is the third phase of a continuing care community.	Karen Bryant	Under Construction	Don Macy, Macy Development
Baker Street Townhomes	DV-PLAT-17-00006	1301 Baker Street	Preliminary Plat and Preliminary Development Plan for 16 proposed townhomes	Ava Pecherzewski	Development Review	Sal Cambria; Altitude Land Co.
Balfour at Creekside	DV-SITE PLAN-17-00039	SE corner of Hover & Pike	Site plan review for a three story building at the southeast corner of Pike & Hover. The three story building will include 68 assisted living units and 32 memory care units.	Ben Ortiz	Development Review	Courtney Schneider; Balfour Senior Living
Becvar Dental Office at Hover Crossing	DV-PRELIMPUDAM-16-00001	2120 17 <sup>th</sup> Ave	Two story medical/dental office at Hover Crossing 2 <sup>nd</sup> Filing, Block 8, Lot 1	Karen Bryant	Under Construction	Philip McKee, Dr. Becvar
Blue Vista PUD Replat C	DV-PRELIMPUDAM-16-00019	S of Quail, W of Martin	Final PUD amendment and Final Replat of the existing Blue Vista PUD	Erin Fosdick	Approved	David Gregg; Boulder Creek
Bohn Farm PUD	DV-PRELIMPUD-18-00008	1313 Spruce Ave	Preliminary PUD plan and minor plat review for a new cohousing development at 1313 Spruce Ave (known as Bohn Farm).	Brien Schumacher	Development Review	Peter Spaulding; Colorado Cohousing Development
Brickstone Apartments	DV-SITE PLAN LU-18-00002	NW of Great Western Dr & E 3 <sup>rd</sup> Ave	LUSP and minor plat review for a new deed-restricted 280 dwelling multifamily development on a 13 acre site. The application includes 10 percent affordable units	Ava Pecherzewski	Development Review	SEEC Enterprises
Burrito Kitchen Minor Plat + Site Plan	DV-SITE PLAN-18-00025	Generally SW of new Smuckers Facility on Peak Ave=	Review for a new, 30,000 square-foot Burrito Kitchen food production facility and minor subdivision plat to subdivide a 19-acre parcel into two lots.	Ava Pecherzewski	Development Review	The Sanitas Group
City CNG Fueling Station	DV-SITE PLAN-18-00031	110 S Martin Street	Site plan review for a new biogas and natural gas fueling station at the wastewater treatment plant site.	Ava Pecherzewski	Development Review	John Gage, City of Longmont
Creekside Acertara	DV-SITE PLAN-17-00060	Generally south of Pike Rd and east of Corporate Center Cir.	Site plan review on the new Lot 1, Block 2 of the Creekside Business Park 2nd Filing Replat B. The site plan is for a 2 story, 20,000 square foot building to include acoustics labs and flex offices.	Ava Pecherzewski	Approved	Levi Moore; G6-10 Development



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Creekside Front Range Office Campus Lot 2	DV-SITE PLAN-17-00027	Generally south of Pike Rd and east of Corporate Center Circle	Site plan review for a new office and warehouse campus on the new property created by Replat B (future Creekside Business Park, 2nd Filing, Replat B, L2, B2.) There will be two office/warehouse buildings with Building A being 23,500 square feet and Building B will be 18,930 square feet.	Ava Pecherzewski	Approved	Gary Krupnick; LMO Creekside
Creekside PODs Campus	DV-SITE PLAN LU-17-00008	Generally south of Pike Rd and west of Corporate Center Cir	Site plan review for the new Lot 3 of Block 2, Creekside 2nd Filing Replat B. Site plan review is for the construction of office space and a PODs regional facility with 10 percent outdoor storage accessory use.	Karen Bryant	Under Construction	Gary Krupnick; LMO Creekside
Creekside Silo Apartments	DV-SITE PLAN-17-00056	Generally south of Pike Rd across from Front Range CC	Site plan review for a new 208 unit apartment complex. Three story buildings are proposed along Pike, with townhome style dwellings near the creek	Ava Pecherzewski	Development Review	Kirsty Greer; McWhinney
Crisman Mk II Condos	DV-CUSP-17-00049	825 Crisman Dr	Conditional use site plan review for 6 condominium units and 1 commercial tenant space	Ben Ortiz	Approved	Alex Gore; F9 Productions
Eastgate 6 <sup>th</sup> Filing at Shadow Grass Park	DV-PLAT-17-00003	S of 17 <sup>th</sup> Ave, NE of Moonlight Dr	Final Plat and Final Development Plan for 43 single family dwelling lots.	Karen Bryant	Under Construction	Eastgate Development LLC; Dale Bruns
Excel Electric Site Plan (aka Related Investments)	DV-SITE PLAN-17-00033	NW corner of Disc Dr and Kennedy Dr	Site plan review for construction of a 10,560 square feet building. Proposal includes a fenced yard for company vehicles and storage of supplies and equipment. (Formerly known as Excel Electric)	Ben Ortiz	Development Review	Shane Heil; Excel Electric
Fairgrounds Marketplace Final Plat	DV-PLAT-18-00004	W of S Hover St, north of Home Depot	Final plat review for the subdivision of two existing parcels into 10 lots. Development includes portions zoned High Density Residential and portions zoned Commercial Regional	Karen Bryant	Development Review	Rich Gebele; Longmont Fairgrounds
Firehouse Self Storage Plat & CUSP	DV-CUSP-15-00051	S of Rogers Rd, E of Airport	Preliminary plat and conditional use site plan for a new 235,000 square foot self-storage facility	Ava Pecherzewski	Development Review	Longmont ABC Self Storage
Greenway Self Storage	DV-SITE PLAN-16-00001	SW corner of E. Ken Pratt Blvd and Great Western Dr	Review for a self-storage facility at 10012 N 119th St. Formerly known as Gateway Self Storage.	Karen Bryant	Conditionally Approved	JD Parker; Parker Properties
Harvest Junction Village Easement Vacation	DV-EASEMENT VACATION-18-00019	239 Western Sky	Vacation of a portion of a deeded utility easement. The portion to be vacated is on Lot 1, Block 1, Harvest Junction Village	Ava Pecherzewski	Development Review	Richmond American Homes
Harvest Junction Village ROW Vacation + Replat	DV-ROW VACATION-18-00012	Pond Court north of Quail Rd	Vacation of a platted street in the Harvest Junction Subdivision known as Pond Ct. The vacated land would then be replatted into a single lot for further development.	Ava Pecherzewski	Development Review	Meritage Homes



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<b>Hover Crossing Car Wash</b>	DV-PRELIMPUD-17-00014	1876 Hover St	Preliminary and Final PUD review for a new tunnel car wash facility.	Ava Pecherzewski	Under Review	Tim Walker; Best in Class Car Wash
<b>Hover Senior Greenhouse Final PUD</b>	DV-FINALPUD-18-00005	1425 Belmont Dr	Final PUD review for a new nursing home development that includes 48 units	Ava Pecherzewski	Approved	Vecchi & Associates
<b>Hover Village Block 2 PUD</b>	DV-FINALPUDAM-18-00004	1325 Hover St	Review for a new 3,600 square foot medical office building on Block 2 of the Hover Village PUD development. The new office building will house a dental practice. The footprint of the building had previously been approved on another PUD plan for the property.	Ava Pecherzewski	Approved	Dr. Ryan Bond
<b>Inman Nemnich (407 Hover Street) Preliminary Plat</b>	DV-PLAT-18-00001	407 Hover Street	Preliminary plat review for a subdivision of the existing lot into four single family home lots.	Ava Pecherzewski	Development Review	Red Hawk Construction
<b>John's Well Service @ Weaver Business Park</b>	DV-SITE PLAN LU-18-00001	155 Primrose Ct	Site plan review for a new special trade contractor facility.	Ben Ortiz	Development Review	Lee Larson; John's Well Service
<b>La Mariposa</b>	DV-SITE PLAN AMEND-18-00001	W of Hover, E of Dry Creek, near the eye care center	Site plan amendment review for a new 8,000 square foot restaurant on Lot 14A of the Longmont Business Center Replat B	Ava Pecherzewski	Development Review	Rene Cervantes
<b>Longmont Storage on Nelson</b>	DV-PLAT-17-00014	8969 Nelson Rd	Conditional use site plan, replat, and public improvement plan review for a new self-storage facility. The facility includes 135,000 square feet of storage space in 24 buildings	Ava Pecherzewski	Development Review	Bill Schwab; Longmont Storage
<b>Ludlow 2<sup>nd</sup> Filing Conveyance Plat</b>	DV-PLAT-17-00016	NW of the new Longs Peak Hospital, SE of Fox Hill Country Club	Conveyance plat of approximately 53 acres northwest of the Longs Peak Hospital (north of Ken Pratt Blvd and west of County Line Rd	Ian Colby	Development Review	Greg Ludlow
<b>Marti Circle Replat at Mill Village</b>	DV-PLAT-18-00002	1907 Marti Circle	Minor plat to adjust the lot line between Lots 5 & 6 of the Mill Village Filing 3 Replat D. The plat is to allow the accessory pergola structure to be on the same property as the principal house.	Ian Colby	Development Review	John Johnson
<b>Martin Street Multifamily</b>	DV-SITE PLAN-18-00030	708-710 Main Street	Site plan review for a new 6 unit multifamily development. Applicant proposes to retain single family house nearest street for 7 <sup>th</sup> unit.	Karen Bryant	Development Review	Level Associates
<b>MedExpress SPA</b>	DV-SITE PLAN AMEND-17-00010	601 S Main St	Change of use site plan amendment review to convert an existing bank building into a medical office for emergency treatment	Ben Ortiz	Under Construction	Frank Reichard; Urgent Care MSO



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Micah Homes at UCC	DV-SITE PLAN-18-00011	S of Warren Ave, N of 9th	Site plan review for affordable housing provided on LOT 2 First Congregational United Church of Christ Replat. Project includes 6, deed-restricted affordable dwellings	Karen Bryant	Development Review	The Inn Between
Mill Village Block 7 Apartments	DV-PRELIMPUD-17-00016	1739 Great Western Dr	Preliminary/Final PUD Development Plan review for a new 14 unit multifamily residential building on Block 7 of the Mill Village 3 <sup>rd</sup> Filing subdivision.	Ava Pecherzewski	Development Review	Dave Wickum
ModernWest Annexation	DV-ANNEX-17-00050	N of Nelson Rd, W of Andersen RV Storage	Annexation of approximately 16 acres north of Nelson Rd and west of Andersen RV Storage	Ben Ortiz	Public Hearing (City Council)	Erin Bagnall; Sopher Sparn
New Leaf Townhomes	DV-PLAT-17-00018	NW corner of 15 <sup>th</sup> & Terry	Site plan and preliminary plat review for a new townhome/duplex neighborhood (10 units) on the northwest corner of 15th and Terry.	Ava Pecherzewski	Development Review	Tim Bertola; New Leaf
North C2 Restaurant @ Harvest Junction	DV-PRELIMPUD-18-00001	564 S Martin St	Preliminary/Final PUD review for Lot 2 of Replat C. Current proposal is a building for retail of 6,000 square feet with 2-4 tenants. Restaurant user may be possible.	Ben Ortiz	Development Review	Ramco Harvest Junction
North Star Preliminary Plat	DV-PLAT-16-00011	East of Mt. Audubon, south of William Pl	Preliminary plat and easement vacations to subdivide four parcels of land into 64 single-family home lots.	Ava Pecherzewski	Approved by PZ	Sam Coutts; Markel Homes
Painter Subdivision Replat A	DV-PLAT-18-00012	1831 Spruce Ave	Minor replat of Lot 15 in the Painter's Subdivision. The existing lot would be split into a north lot and south lot. The south lot would be developed into a new single-family home.	Karen Bryant	Development Review	Dennis Hoff
Pleasant Valley 5 <sup>th</sup> Filing	DV-PLAT-17-00019	N of Flagstaff and S of Cheyenne	Final plat and Final PUD (Planned Unit Development) Plan for a 54-lot single-family residential subdivision. The development is laid out so that there are six lots north of Flagstaff Drive and 48 lots south of Cheyenne Avenue.	Karen Bryant	Approved	Richfield Homes
Popeye's Chicken Site Plan at Western Meadows	DV-SITE PLAN LU-17-00004	2130 Main St	Site plan review for a new drive-through restaurant on the newly created parcel.	Ben Ortiz	Approved	Tim Varley
Prairie Village 7 <sup>th</sup> Filing	DV-PLAT-18-00006	SW corner of Alpine & Hwy 66	Proposed plat for 88 duplex units on 44 lots at Prairie Village (parcel on the SW corner of Alpine & Hwy 66	Ava Pecherzewski	Development Review	Mike Chadwick; KB Homes
Project Bronco Site Plan (Smuckers)	DV-SITE PLAN LU-17-00001	Generally north of East Ken Pratt Blvd, south of Union Reservoir, and west of Fairview St.	Site plan review and height exception request for a new food processing facility on Block 2 of the Concepts Industrial Park. The height exception would allow four 70-foot silos.	Don Burchett	Under Construction	The Dennis Group



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Quail Commercial Hotel Site Plan + Final Plat +Variances	DV-SITE PLAN-15-00040	1060 South Main Street	Site plan for an 86 room hotel on Lot 1, and a mixed-use building and public pavilion on Lot 2.	Don Burchett	Development Review	MNR; Bill Novell
Renaissance Village Replat A + Site Plan	DV-PLAT-18-00008	SW corner of Airport & Clover Basin	Replat of the Renaissance Village subdivision for commercial parcels. Applicant is proposing a commercial building on the center lot.	Ava Pecherzewski	Development Review	Actis LLC
Rivertown Annexation Referral	DV-ANNREF-17-00003	NW of Sunset St and Boston Ave	Referral request to City Council for annexation of an approximately 19 acre property.	Ava Pecherzewski	Approved by City Council	Foundry Builders
Saint Vrain Industrial Park 2 <sup>nd</sup> Filing Replat C	DV-PLAT-18-00015	1140 Boston Ave	Minor plat and site plan review for a parking lot reconfiguration. The changes are prompted by required Resilient St Vrain improvements.	Karen Bryant	Conditionally Approved	City of Longmont
Sandstone Sports Complex	DV-CUSP-18-00002	N of Colorful Ave, S of Peak Ave	Conditional Use site plan review for a new sports facility with associated offices and warehouses in the Concepts Direct subdivision	Ava Pecherzewski	Development Review	Barb Brunk, Resource Conservation Partners
Sandstone Vistas Replat A & Development Amendment	DV-PLAT-18-00014	2305 Zlaten Dr	Minor plat review to split the existing multifamily parcel into 2.	Ava Pecherzewski	Development Review	M Timm Development
Shadow Grass Apartments (of Eastgate)	DV-FINALPUD-17-00010	SW of 17 <sup>th</sup> & County Line Road	Final plat and Final PUD review for a new 256 unit multi-family project at the SW corner of 17 <sup>th</sup> Ave & Weld County Road 1	Karen Bryant	Under Construction	Jay Hardy; Brinkman Partners
Sherman Flex Building Amendment (Blue Forest Farms)	DV-SITE PLAN AMEND-18-00002	711 S Sherman	Site plan amendment review for a new hemp processing facility at the recently constructed Sherman Flex Building. Applicant proposes to include outdoor activity and processing as part of the application.	Ian Colby	Development Review	Trina Johnson; Blue Forest Farms
Sligo Site Plan	DV-SITE PLAN-17-00048	21 E 2 <sup>nd</sup> Ave	Site plan and replat application to renovate the existing building at 21 E 2nd Ave. The new use would be for Sligo's agricultural distribution, storage, and offices.	Ben Ortiz	Under Construction	David Stranathan; Freeman Architects
South Bowen Industrial Park 2 <sup>nd</sup> Filing Replat B	DV-PLAT-18-00013	1213 Bowen Circle	Minor subdivision plat to Lot 6 in the South Bowen Industrial Park Replat. The subdivision will facilitate the Resilient St Vrain project.	Karen Bryant	Approved	City of Longmont
Spring Valley Parcel R Replat	DV-PLAT-18-00022	2405 Calais Dr	Replat of a portion of Ph 3, Spring Valley Phase 10 Parcel R. The replat would create a buildable lot that will accommodate the remaining two building approved as part of the final PUD development plan.	Erin Fosdick	Development Review	Tom Shook
Springs at Sandstone Ranch	DV-FINALPUD-16-00008	South of Zlaten Drive and East of County Line Road	Final Plat and Final PUD Development Plan for the construction of 240 rental apartments in 12 buildings.	Ben Ortiz	Under Construction	Erik Hahn; Continental Properties



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SVVSD Quail Road Parcel 5 Plat	DV-PLAT-18-00003	South of Quail Rd, SE of the Rec Center	School district application to plat Parcel 5 of the SVVSD Quail Road annexation to develop an Innovation Center	Karen Bryant	Conditionally Approved	Ryan Kragerud; St Vrain Valley School District
The Parkes at Stonebridge PUD	DV-FINALPUD-17-00007	8756 Nelson Rd and 8775 Creg Rd	Final plat and final development plan review for 92 townhomes.	Ava Pecherzewski	Under Construction	Joel Seamons, Park Engineering
The Roost Expansion	DV-SITE PLAN-18-00012	526 Main Street	Site plan review for a remodeling and replacement of the current composite deck with a covered concrete patio with rooftop deck above.	Ian Colby	Under Construction	Jason Coover; Ideal Space Builders
Twin Peaks Golf Course Monopine Wireless	DV-SITE PLAN LU-17-00006	2000 Ute Creek Dr	Site plan review for a new wireless facility located in an existing silo structure	Ben Ortiz	Development Review	Debbie ESSERT; Verizon Wireless
UCC Parking Lot Expansion	DV-SITE PLAN-18-00014	1510 9 <sup>th</sup> Ave	Site plan review for the expansion of the existing parking lot for First Congregational United Church of Christ.	Karen Bryant	Conditionally Approved	First Congregational United Church of Christ
Victory Motors CUSP + Variances	DV-CUSP-17-00017	1330 Main Street	Conditional use site plan review to allow a new motor vehicle sales use on the former Pacific Event Center property. Proposal also includes 4 variance requests to reduce setbacks, landscaping, and screening requirements.	Ian Colby	Development Review	Josey Conn; Victory Motors
Village Cooperative Final PUD + Plat	DV-FINALPUD-17-00018	SE corner of Alpine & Hwy 66	Final Plat and Final PUD review of a new 52 unit senior housing co-op building and 8 single family lots.	Karen Bryant	Conditionally Approved	Village Co-op of Longmont
Wallace Addition 4 <sup>th</sup> Replat L	DV-PLAT-18-00005	1104 Neon Forest	Replat to consolidate three lots into one lot for the development of a three-story, mixed-use building.	Karen Bryant	Conditionally Approved	ABL Design and Construction
Wallace Addition 4 <sup>th</sup> Replat M	DV-PLAT-18-00021	1109 Neon Forest Cir	Replat of Wallace 4th Filing Lot 46 and Lot 1 of Wallace 4th Filing Replat I.	Erin Fosdick	Development Review	Rod Schmidt; Rocker Enterprises
West Grange II – Block One Apartments	DV-FINALPUD-18-00002	SE Corner of Nelson & N 75 <sup>th</sup> Street	Review for a new 132-unit apartment development. The preliminary development plan was approved for all of West Grange II	Karen Bryant	Development Review	Klara Rossouw; Ripley Design Inc