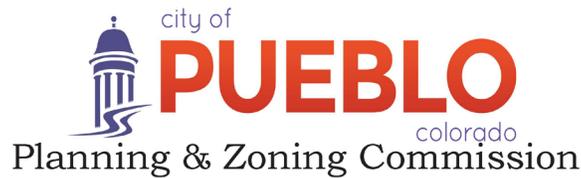


Mike Castellucci
Chair

Patrick Avalos
Vice Chair

Bob Schilling
City Council Representative



Christopher Pasternak

Alexandra Aznar

Elizabeth Bailey

Cheryl Spinuzzi

MINUTES OF REGULAR MEETING

City of Pueblo, Colorado

Wednesday, December 8, 2021 – 3:30 p.m.

City Council Chambers, 1 City Hall Place

Join Zoom Meeting online:

<https://pueblo.zoom.us/j/92717867722?pwd=WUdnaHVGBnlCdHRrUHNFZnpPWG1Ydz09>

Join Zoom Meeting by phone:

+1 669 900 6833 US (San Jose)

+1 346 248 7799 US (Houston)

Online and phone Meeting ID and Password:

Meeting ID: 927 1786 7722

Passcode: 195462

MEETING CALLED TO ORDER

The meeting was called to order at 3:30 p.m. with Commissioner Castellucci presiding.

The meeting was held at City Council Chambers, 1 City Hall Place, commissioners, applicants, and the public participated in person and via Zoom.

Commissioners Present: Mike Castellucci, Patrick Avalos, Cheryl Spinuzzi, Alexandra Aznar, Christopher Pasternak, Bob Schilling, and Lisa Bailey.

Commissioners Absent: none

Staff Members Present: Dan Kogovsek, City Attorney; Scott Hobson, Acting Director for Department of Planning and Community Development; Beritt Odom, Principal Planner; Wade Broadhead, Planner; Bart Mikitowicz, Planner; Danielle Baxter, Planner; and Joe Martellaro, Associate Engineer II.

- SNC-21-04 Street Name Change Lakeshore Drive:** Change of street name for a portion of Palmer Avenue from Lakeshore Drive south to the Palmer Avenue terminus.

Staff Report by Bart Mikitowicz, Planner

To change the street name of from Palmer Avenue to Lakeshore Drive between the intersection of the existing Lakeshore Drive and Palmer Avenue intersection heading south to the terminus of Palmer Avenue.

STAFF REVIEW AND FINDINGS:

Palmer Avenue is a historic street within the City of Pueblo, beginning in the Mesa Junction Neighborhood extending south to Lake Minnequa where it terminates just north of Corwin International Magnet School and Lake Minnequa. Palmer Avenue begins once again south of Lake Minnequa extending approximately 2,500 feet where it terminates. Palmer Avenue was initially subdivided in the late 1880's, the street was consistently included within subdivisions throughout the early 1900's as development extended south.

The City is proposing to change the name of a portion of Palmer Avenue, located south of Lake Minnequa, to clean up the alignment with the recently subdivided Lakeshore Drive (Minnequa Lake Subdivision, Filing No. 1) and reduce addressing confusion for drivers and emergency services responding to calls on Palmer Avenue. The portion of Palmer Avenue proposed for a name change has one property addressed on the street, the Pueblo Calf Roping Club. The Calf Roping Club was notified of the street name change by certified Mail.

Minnequa Lake Subdivision, Filing No. 1, was approved in 2020 and was created to facilitate development of a concession/restroom structure, parking lot, and park shelter. The subdivision created an extension of Lakeshore Drive to the south, which intersects with Palmer Avenue just north of Reno Avenue. The proposed street name change will continue Lakeshore Drive south past W. Pueblo Boulevard and will require future extensions of the street, identified in the Pueblo Council of Governments Long Range Transportation Plan, to be named Lakeshore Drive. A 760-foot section of unimproved Palmer Avenue will remain north of Reno Avenue, allowing one single family residence to keep their current Palmer Avenue address (2740 Palmer Avenue).

Renaming the southern portion of improved Palmer Avenue, will provide consistency with the City's Street naming standards, which does not allow for substantial gaps in the street and limit confusion for first responders. Currently, Minnequa Lake/Park and Corwin International Magnet School create a .8-mile gap in the street, which has the potential of slowing emergency response times if police, fire or other emergency services access Palmer Avenue from Pueblo Boulevard and have to take a significant detour around the Lake using local roads to access the northern portion of Palmer Avenue. Additionally, changing the name will reduce driver confusion for similar reasons.

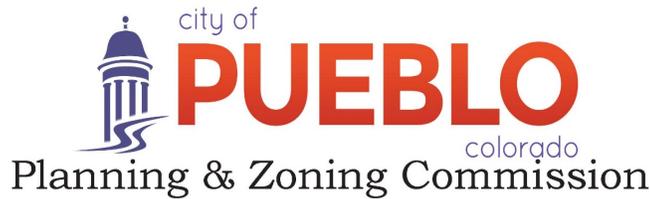
MOTION: Motion to recommend approval of the Street Name Change was made by Schilling, second by Bailey.

MOTION PASSED 7-0

Mike Castellucci
Chair

Patrick Avalos
Vice Chair

Bob Schilling
City Council Representative



Christopher Pasternak

Alexandra Aznar

Elizabeth Bailey

Cheryl Spinuzzi

SNC-21-04

TO: City of Pueblo, Planning and Zoning Commission
FROM: Bart Mikitowicz, Planner and Beritt Odom, Prinicpal Planner
THROUGH: Scott Hobson, Acting Director of Planning and Community Development
DATE: December 8, 2021
SUBJECT: Street Name Change Palmer Avenue to Lakeshore Drive
APPLICANT: City of Pueblo
PROPERTY OWNER: City of Pueblo, Public Right of Way
LOCATION: Palmer Avenue from Lakeshore Drive south to the Palmer Avenue terminus

Request:

To change the street name of from Palmer Avenue to Lakeshore Drive between the intersection of the existing Lakshore Drive and Palmer Avenue intersection heading south to the terminus of Palmer Avenue.

Applicable Regulations:

Pueblo City-County Addressing Standards

Staff Review and Findings:

Palmer Avenue is a historic street within the City of Pueblo, beginning in the Mesa Junction Neighborhood extending south to Lake Minnequa where it terminates just north of Corwin International Magnet School and Lake Minnequa. Palmer Avenue begins once again south of Lake Minnequa extending approximately 2,500 feet where it terminates. Palmer Avenue was initially subdivided in the late 1880's, the street was consistently included within subdivisions throughout the early 1900's as development extended south.

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ATTACHMENTS:

- A. Application
- B. Map of Proposed Street Name Change



Planning & Community Development

211 East D Street | Pueblo, Colorado 81003 | Tel 719-553-2259 | Fax 719-553-2359 | TTY 719-553-2611 | www.pueblo.us

Planning & Zoning Application

Please type or print clearly. Illegible applications will not be accepted. Case #: _____

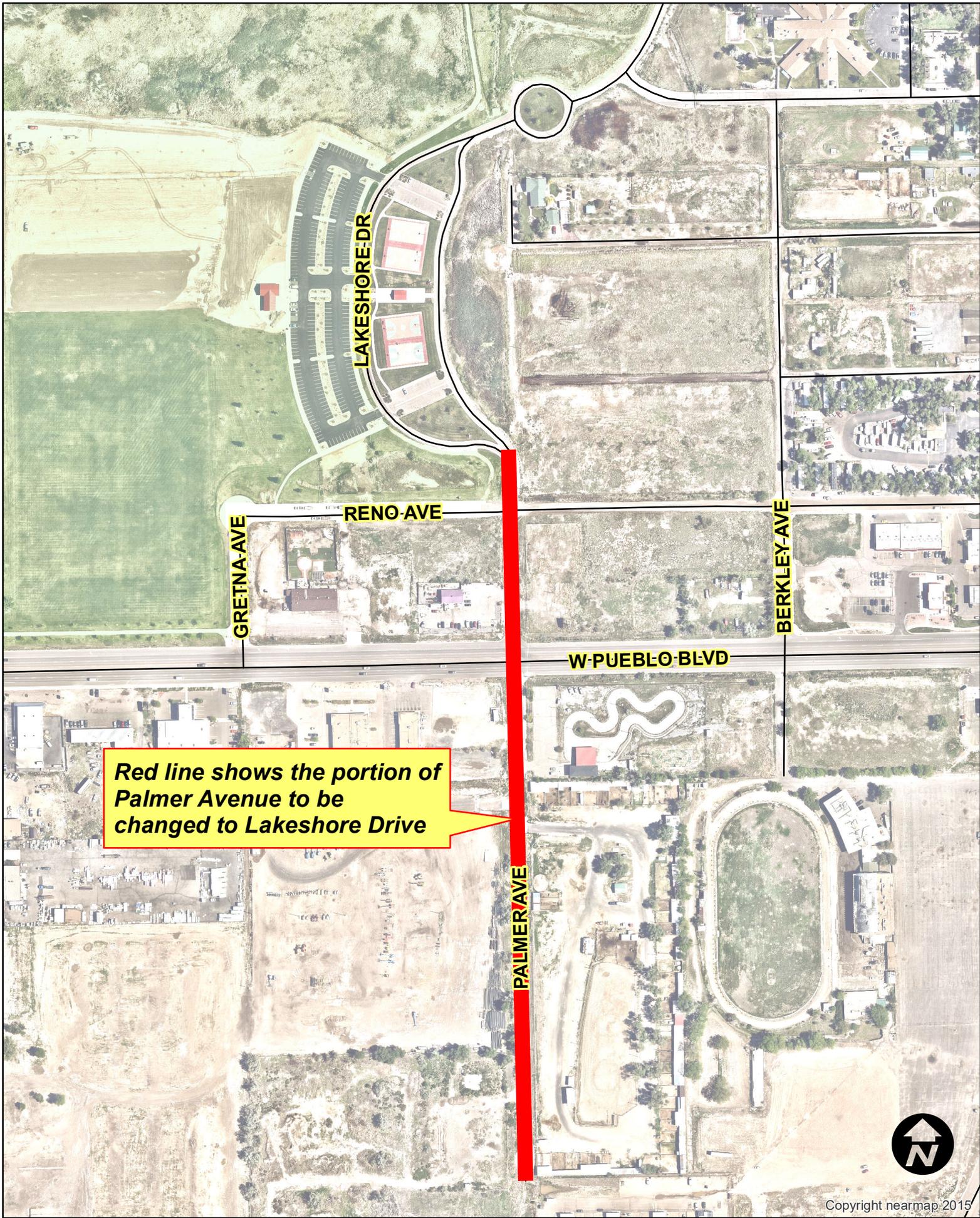
Contact Info	Property Owner		Applicant	
	Name: City of Pueblo - Planning Dept.		Name: City of Pueblo - Planning Dept.	
	Company		Company:	
	Address: 211 E. 'D' Street	Zip: 81003	Address: 211 E. 'D' Street	Zip: 81003
	Phone: (719) 553-2259		Phone: (719) 553-2259	
	Email:		Email:	
	Engineer		Surveyor	
	Name:		Name:	
	Company:		Company:	
	Address:	Zip:	Address:	Zip:
Phone: ()		Phone: ()		
Email:		Email:		
<i>The applicant will be the primary contact unless otherwise noted.</i>				
Property Info	Project Location: <small>(address or general description)</small> Palmer Avenue from Lakeshore Drive south to the Palmer Avenue terminus			
	Parcel No(s): n/a			
	Existing Zone:		Proposed Zone (if applicable):	
	PUD Name (if applicable):			
Project Scope	Project Name:			
	<input type="checkbox"/> Rearrangement of Property Boundaries: # of existing lots; _____ Total acres: _____			
	<input type="checkbox"/> Overall Development Plan			
	<input type="checkbox"/> Site Plan Review: Building area: _____ sf ○ HARP ○ Development Plan ○ PUD ○ Student Housing			
	<input type="checkbox"/> Special Area Plan			
	<input checked="" type="checkbox"/> Street Name Change: Existing Name: <u>Palmer Avenue</u> Proposed Name: <u>Lakeshore Drive</u>			
	<input type="checkbox"/> Subdivision: # of lots; _____ Total acres: _____			
	<input type="checkbox"/> Text Amendment			
	<input type="checkbox"/> Vacation: ○ Street ○ Alley ○ Easement ○ Other: _____			
	<input type="checkbox"/> Other: _____			

(Continue Next Page)

(Continued from previous page)

Project Information	Provide a brief description of the proposed request: (separate narrative as Attachment A also required)	
	To change the name of a portion of Palmer Avenue to Lakeshore Drive. The portion of Palmer Avenue that is being	
	proposed for the street name change is from Lakeshore Drive south to the Palmer Avenue terminus.	
	What is the total acreage included in the project?	n/a
	What is the proposed use of the property?	
	<input type="checkbox"/> Commercial <input type="checkbox"/> Multi-family <input type="checkbox"/> Residential <input type="checkbox"/> Industrial <input type="checkbox"/> Other	
Attachments	Attachment Checklist The following list of attachments are required to accompany all applications:	
	<input type="checkbox"/> A. Detailed explanation of the request as listed above. Be specific <input type="checkbox"/> B. CD with DWF and DWG (Autocad) file of all plans and drawings & a PDF of all documents submitted. <input type="checkbox"/> C. Pueblo County Assessor's Property Information print out (www.co.pueblo.co.us) <input type="checkbox"/> D. Additional information as required by the P&Z Submittal Requirements Sheet .	
	By signing below, the Property Owner and Applicant are representing that each understands and agrees to the following terms:	
Terms	1. Authorized personnel from the City of Pueblo, are hereby granted the right to enter the subject property for the purposes of reviewing and processing the application, including Certificate of Occupancy Inspections. 2. There are no known hazards or vicious animals present on the subject property. 3. All information contained in this application, is true and accurate to the best of my knowledge. 4. The City of Pueblo is under no obligation to approve the request contained in this application. No promises of approval are conveyed with the acceptance of this application. 5. It is highly recommended that a licensed surveyor complete a property survey before any construction takes place. The property owner is responsible for any construction that takes place within the boundaries of their property. The city may require any construction built outside of the property legal boundaries or within any setbacks (by intent or error), to be removed at the owners' expense.	
	Property Owner	
Signatures	Print Name:	City of Pueblo
	Signature:	Date:
	Applicant, if different from Property Owner	
	Print Name:	Date:

Office Use Only	Zoning Compliance (Completed by City Staff)		
	Application checked for completeness by:	Date:	Fee Paid:



Red line shows the portion of Palmer Avenue to be changed to Lakeshore Drive



ATTACHMENT B

10/18/2021

This is to inform you that the City Planning and Zoning Commission will hold a public hearing on a request by the **City of Pueblo** for the approval of the following application:

SNC-21-04; Street Name Change. Palmer Avenue toLakeshore Drive

The Planning and Zoning Commission Public Hearing is the Tuesday, December 8th 2021 at 3:30 p.m., by Zoom: Meeting ID: 927 1786 7722, Passcode: 195462, Telephone: 1 346 248 7799. You are welcome to attend this public hearing and express your viewpoint concerning this proposal. To review the plans and staff report for the proposed application, please visit www.pueblo.us/PandZ and click on “Most Recent Agenda” no sooner than the Friday prior to the hearing. **Please contact the planner listed below if you have questions.**

Scott Hobson, Acting Director
Planning & Community Development
By **Bart Mikitowicz**, Planner
(719) 553-2321

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Scott Hobson, Acting Director
Planning & Community Development
By **Bart Mikitowicz**, Planner
(719) 553-2321

**DEPARTMENT OF PLANNING & COMMUNITY DEVELOPMENT
CITY OF PUEBLO**

**Submitted November 16, 2021
Published November 20, 2021**

NOTICE OF PUBLIC HEARING

TO WHOM IT MAY CONCERN:

Take notice that at 3:30 P.M., on the 8th day of December, 2021 The Planning and Zoning Commission of Pueblo will hold a hearing for the following:

To join, dial 1-346-248-7799 Meeting ID: 927 1786 7722 Passcode: 195462
Please see the agenda for the zoom link

SNC-21-04: Street Name Change, changing the name of Palmer Avenue to Lakeshore Drive beginning at Lakeshore Drive south to the Palmer Avenue terminus.

A draft of the proposed street name change will be posted on www.pueblo.us/PandZ under "Most Recent Agenda" and on file in the office of the Department of Planning and Community Development and will be available for viewing and printing, typically the Friday prior to the meeting.

Any person may appear before the Planning and Zoning Commission at the time and place stated above to be heard on the proposed amendments. Individuals who require special arrangements to participate are encouraged to contact the Planning Department at least 72 hours in advance.

After the public hearing and recommendation by the Planning and Zoning Commission, the ordinance adopting the proposed street name change will be considered by the City Council at a public hearing. Notice of the public hearing before the City Council will be published in the Pueblo Chieftain at least fifteen (15) days prior to the hearing. Any interested person may appear and be heard at such public hearing and may call the Department of Planning and Community Development for the time and date of such public hearing.

Scott Hobson
Administrative Official
(719) 553-2244

CASE NUMBER SNC-21-04

CERTIFICATION

I hereby certify that I did this day cause written notice of the public hearing on the proposed final plat of the property commonly known as Palmer Avenue to Lakeshore Dr to be sent to the attached list of owners of the real property lying within three hundred (300) feet of the said property on which the final plat is proposed by depositing the same properly addressed and postage paid in the post office, as set forth in the Code of Ordinances, Section 17-6-2.

11-23-21

(Date)

PUEBLO PLANNING & ZONING COMMISSION

By KAREN ELGIN

Owner	OwnerStreet	OwnerCity	OwnerState	OwnerZip
URBAN RENEWAL AUTHORITY OF PUEBLO	115 E RIVERWALK SUITE 4	PUEBLO	CO	81003-3337
KACHINA ACRES LLC	1245 SW 5TH CT	BOCA RATON	FL	33422-7174
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HA MYUNG SOOK + YOO BYUNG MA	1616 S PUEBLO BLVD	PUEBLO	CO	81005-2102
M G + L G LLC	1626 W PUEBLO BLVD	PUEBLO	CO	81004-3868
WAGNER EQUIPMENT CO + C/O FACI	18000 SMITH RD	AURORA	CO	80011-3511
STUPNIK WALTER F	2170 FALLVIEW DR	PUEBLO	CO	81006-1722
M + F OZ FUND LLC	31203 LAKEVIEW BEND LN	SPRING	TX	77386-3391
POLLIWOG FARMS LLC	3217 LAKE AVE	PUEBLO	CO	81004
VIGIL DENISE VERA	3663 S SHERIDAN BLVD A1	DENVER	CO	80235-2901
CLARABELLE LLC	4220 HEMLOCK RD	COLORADO SP	CO	80917-2023
PUEBLO SPT LLC	431 OGDEN LN	NEW BRAUNFITX		78130-2980
HANSEN ANDREA	4530 FIELD ST	WHEAT RIDGE	CO	80033-3049
OBERT RICHARD J	526 WARREN AVE	COLORADO SP	CO	80905-2344
COPPER SPUR PROPERTIES LLC	6270 JOYCE DR	ARVADA	CO	80403-7542
PUEBLO CALF ROPING CLUB + C/O BR	8590 PINE DR	BEULAH	CO	81023-9771
CITY OF PUEBLO A MUNICIPAL CORP	(PO BOX 1427	PUEBLO	CO	81002-1427