

CITY AND COUNTY OF DENVER - BOARD OF ADJUSTMENT FOR ZONING APPEALS
201 WEST COLFAX AVENUE, DEPARTMENT 201
DENVER, COLORADO 80202 - PHONE 720-913-3050
ZONING APPEAL APPLICATION

NOTIFICATION OF APPEAL:

Case No. 130-11 Date Filed: 8-2-2011

Date Of Denial: August 2, 2011

Premises: 2414 East 13th Avenue

Legal Description:
Lengthy Legal

Applicant(s)(Landowners):

Douglas and Leigh Anne Jensen

Address: 2414 East 13th Avenue
Denver, CO

ZIP: 80206 Tele: 303-388-9554
(Home) (Work)

Filed By: **Republic Garages by Jerry Krizek**

Address: 2532 South Broadway
Denver, CO

ZIP: 80210 Tele: 303-781-9400
(Home) (Work)

SUBJECT:

Appeal of a denial of a permit to erect a detached garage 4 feet into the 5 foot rear setback, in a U-RH-2.5

Ordinance Section(s): 6.3.4.5B

Possible Remedies: Variance

APPLICANT STATEMENT:

We are requesting a variance to allow a detached garage to be built 1 foot off of the South property line where 5 feet is required. Due to the location of the covered porch on the back of the house, it would be the only feasible location.

NOTIFICATION OF PUBLIC HEARING:

Hearing Date: September 27, 2011

Hearing Time: 10:00 O'Clock AM

201 West Colfax Avenue, Room 2.H.14

Webb Municipal Office Bldg, Denver, CO

Pick Up Sign Week of: **September 12, 2011**

Post Sign, Saturday: **September 17, 2011**

Filing Fee: (Section 59-57 R.M.C.)

Amount: **\$200.00** Category: **3.a.**

Receipt No: Date: **8-2-2011**

Signed: **Douglas and Leigh Anne Jensen**
Owner(s)

BOARD OF ADJUSTMENT FOR ZONING APPEALS, IN AND FOR THE CITY AND COUNTY OF DENVER, STATE OF COLORADO.

REGISTERED NEIGHBORHOOD ORGANIZATION NOTIFICATION

ORGANIZATION(S) NOTIFIED:

17 Capitol Hill United Neighborhoods, Inc. Cody Galloway
1290 Williams Street, Suite 101, Denver, CO 80218
(W) 303-830-1651 (F) 303-830-1782
codygalloway@chundenver.org

35 Congress Park Neighbors Inc. Brent Hladky
P. O. Box 18571, Denver, CO 80218
(H) 303-393-9072 (W) 303-885-9102
cpnnotify@congressparkneighbors.org

194 East Cheesman Neighbors Association Mr. Timothy Hepp
1154 Gaylord Street, Denver, CO 80206
(H) 303-320-8329
thepp1154@comcast.net; ccschomp@yahoo.com

408 Neighborhood Adv. Comm. to the Botanic Gardens Timothy Hepp
1154 Gaylord Street, Denver, CO 80206
(H) 303-320-8329
thepp1154@comcast.net

87 Inter-Neighborhood Cooperation (INC) Steve Nissen
P. O. Box 181009, Denver, CO 80218
(H) 303-733-8524 (W) 303-995-5961
Pennissen@cs.com

NOTICE TO ORGANIZATION:

The Neighborhood Organization registration ordinance at Section 12-96(b) D. R. M. C. requires that you be notified the attached application **Case No. 130-11** , has been filed with this agency on the issue cited.

The Board of Adjustment will hear this appeal in public hearing in its office at the time and date indicated (see application), and render a decision as set out in Section 59-54 of the Zoning Code. Your organization will receive a written copy of the decision.

NOTE: Section 12-97(a) of the above ordinance requires that testimony by a Registered Neighborhood Organization shall include, in addition to the organization's name, boundaries, and number of people/households and basis of membership: **"(4) The time and date of the meeting when the organization decided its position; (5) The nature of the meeting, whether the same was a meeting of the board, of a membership subcommittee, or of the general membership; (6) The number of persons present; (7) A description of the process for reaching the decision, including if and how neighborhood citizens were informed and if and how they were invited to participate; and (8) The votes cast for and against the proposed position."**

NOTICE TO APPLICANT:

As required by Section 12-96(a), D. R. M. C., you are hereby notified that your property is within the boundaries (or within 200 feet) of a Registered Neighborhood Organization and that the organization(s) listed above has (have) been notified of your appeal.

Copies: Organization(s)
Applicant
File