



Land Use Department

Courthouse Annex
2045 13th Street • 13th & Spruce Streets • Boulder, Colorado 80302 • (303) 441-3930
<http://www.bouldercounty.org/lu/>

RECEIVED
SEP 05 2008

MEMO TO: Agencies and adjacent property owners
FROM: Hannah Hippely, Planner I
DATE: August 19, 2008
RE: Docket SU-08-008

RECEIVED
AUG 21 2008

Docket SU-08-008: PALMER MULTIPLE PRINCIPAL USES SU/SSDP

Request: Special Use and Site Specific Development Plan Review for Multiple Principal Uses including, Indoor Recreation, Day and Night Outdoor Recreation, Professional Office, Warehouse and Distribution Center, and Light Industrial.

Location: At 6185 Arapahoe Road, north of and adjacent to Arapahoe Road/State Highway 7 and west of and adjacent to 62nd Street in Section 27, T1N, R70W.

Zoning: Light Industrial (LI)

Applicant: Chuck Palmer

Agent: Bob Perletz, Winston and Associates

Special Use Review / Site Specific Development Plan is required of uses which may have greater impacts on services, neighborhoods, or environment than those allowed with only Building Permit Review. This process will review compatibility, services, environmental impacts, and proposed site plan.

These processes include a public hearing before the Boulder County Planning Commission and/or the Board of County Commissioners. Adjacent property owners and holders of liens, mortgages, easements or other rights in the subject property are notified of these hearings.

The Land Use staff, Planning Commission, and County Commissioners value comments from individuals and referral agencies. Please check the appropriate response below or send a letter. Late responses will be reviewed as the process permits; all comments will be made part of the public record and given to the applicant. Only a portion of the submitted documents may have been enclosed; you are welcome to review the entire file at the Land Use Department, 13th and Spruce, Boulder. If you have any questions regarding this application, please contact the Land Use Department office at (303) 441-3930 or me via email at hhippely@bouldercounty.org.

Please return responses to the above address by **September 24, 2008.**

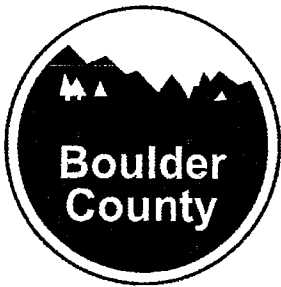
☒ We have reviewed the proposal and have no conflicts.

☐ Letter is enclosed.

Signed Ann FitzSimmons PRINTED Name Ann FitzSimmons
Agency or Address City of Boulder Open Space & Mtn. Parks

Please note that all Land Use Department property owner's mailing lists and parcel maps are generated from the records maintained by the County Assessor and Treasurer Office. We are required to use this list to send notices to the "property owner" of land in Boulder County. If you feel that you should not be considered a "property owner," or if the mailing address used is incorrect, please contact the County Assessor's Office at (303) 441-3530.

G:\DOCKETS\SU - Special Use\SU 2008\SU08008 Palmer Multiple Principal Uses\008REF.DOC



Land Use Department

AUG 25 2008

Courthouse Annex
2045 13th Street • 13th & Spruce Streets • Boulder, Colorado 80302 • (303) 441-3930
<http://www.bouldercounty.org/lu/>

BOULDER COUNTY
LAND USE

RECEIVED AUG 20 2008

MEMO TO: Agencies and adjacent property owners
FROM: Hannah Hippely, Planner I
DATE: August 19, 2008
RE: Docket SU-08-008

Docket SU-08-008: PALMER MULTIPLE PRINCIPAL USES SU/SSDP

Request: Special Use and Site Specific Development Plan Review for Multiple Principal Uses including, Indoor Recreation, Day and Night Outdoor Recreation, Professional Office, Warehouse and Distribution Center, and Light Industrial.
Location: At 6185 Arapahoe Road, north of and adjacent to Arapahoe Road/State Highway 7 and west of and adjacent to 62nd Street in Section 27, T1N, R70W.
Zoning: Light Industrial (LI)
Applicant: Chuck Palmer
Agent: Bob Perletz, Winston and Associates

Special Use Review / Site Specific Development Plan is required of uses which may have greater impacts on services, neighborhoods, or environment than those allowed with only Building Permit Review. This process will review compatibility, services, environmental impacts, and proposed site plan.

These processes include a public hearing before the Boulder County Planning Commission and/or the Board of County Commissioners. Adjacent property owners and holders of liens, mortgages, easements or other rights in the subject property are notified of these hearings.

The Land Use staff, Planning Commission, and County Commissioners value comments from individuals and referral agencies. Please check the appropriate response below or send a letter. Late responses will be reviewed as the process permits; all comments will be made part of the public record and given to the applicant. Only a portion of the submitted documents may have been enclosed; you are welcome to review the entire file at the Land Use Department, 13th and Spruce, Boulder. If you have any questions regarding this application, please contact the Land Use Department office at (303) 441-3930 or me via email at hhippely@bouldercounty.org.

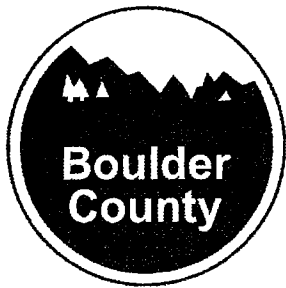
Please return responses to the above address by **September 24, 2008.**

☒ We have reviewed the proposal and have no conflicts.
☐ Letter is enclosed.

Signed [Signature] PRINTED Name Glen Segnue
Agency or Address BVSD

Please note that all Land Use Department property owner's mailing lists and parcel maps are generated from the records maintained by the County Assessor and Treasurer Office. We are required to use this list to send notices to the "property owner" of land in Boulder County. If you feel that you should not be considered a "property owner," or if the mailing address used is incorrect, please contact the County Assessor's Office at (303) 441-3530.

G:\DOCKETS\SU - Special Use\SU 2008\SU08008 Palmer Multiple Principal Uses\ 008REF.DOC



Land Use Department

Courthouse Annex
2045 13th Street • 13th & Spruce Streets • Boulder, Colorado 80302 • (303) 441-3930
<http://www.bouldercounty.org/lu/>

RECEIVED

AUG 25 2008

MEMO TO: Agencies and adjacent property owners
FROM: Hannah Hippely, Planner I
DATE: August 19, 2008
RE: Docket SU-08-008

BOULDER COUNTY
LAND USE

Docket SU-08-008: PALMER MULTIPLE PRINCIPAL USES SU/SSDP

Request: Special Use and Site Specific Development Plan Review for Multiple Principal Uses including, Indoor Recreation, Day and Night Outdoor Recreation, Professional Office, Warehouse and Distribution Center, and Light Industrial.
Location: At 6185 Arapahoe Road, north of and adjacent to Arapahoe Road/State Highway 7 and west of and adjacent to 62nd Street in Section 27, T1N, R70W.
Zoning: Light Industrial (LI)
Applicant: Chuck Palmer
Agent: Bob Perletz, Winston and Associates

Special Use Review / Site Specific Development Plan is required of uses which may have greater impacts on services, neighborhoods, or environment than those allowed with only Building Permit Review. This process will review compatibility, services, environmental impacts, and proposed site plan.

These processes include a public hearing before the Boulder County Planning Commission and/or the Board of County Commissioners. Adjacent property owners and holders of liens, mortgages, easements or other rights in the subject property are notified of these hearings.

The Land Use staff, Planning Commission, and County Commissioners value comments from individuals and referral agencies. Please check the appropriate response below or send a letter. Late responses will be reviewed as the process permits; all comments will be made part of the public record and given to the applicant. Only a portion of the submitted documents may have been enclosed; you are welcome to review the entire file at the Land Use Department, 13th and Spruce, Boulder. If you have any questions regarding this application, please contact the Land Use Department office at (303) 441-3930 or me via email at hhippely@bouldercounty.org.

Please return responses to the above address by **September 24, 2008.**

☒ We have reviewed the proposal and have no conflicts.
☐ Letter is enclosed.

Signed [Signature] 509 PRINTED Name Commander Joseph A. Geng
Agency or Address Boulder County Sheriff's Office

Please note that all Land Use Department property owner's mailing lists and parcel maps are generated from the records maintained by the County Assessor and Treasurer Office. We are required to use this list to send notices to the "property owner" of land in Boulder County. If you feel that you should not be considered a "property owner," or if the mailing address used is incorrect, please contact the County Assessor's Office at (303) 441-3530.

G:\DOCKETS\SU - Special Use\SU 2008\SU08008 Palmer Multiple Principal Uses\008REF.DOC

Post Office Box 471 • Boulder, Colorado 80306



Land Use Department

Courthouse Annex
2045 13th Street • 13th & Spruce Streets • Boulder, Colorado 80302 • (303) 441-3930
<http://www.bouldercounty.org/lu/>

MEMO TO: Agencies and adjacent property owners
FROM: Hannah Hippely, Planner I
DATE: August 19, 2008
RE: Docket SU-08-008

Docket SU-08-008: PALMER MULTIPLE PRINCIPAL USES SU/SSDP

Request: Special Use and Site Specific Development Plan Review for Multiple Principal Uses including, Indoor Recreation, Day and Night Outdoor Recreation, Professional Office, Warehouse and Distribution Center, and Light Industrial.
Location: At 6185 Arapahoe Road, north of and adjacent to Arapahoe Road/State Highway 7 and west of and adjacent to 62nd Street in Section 27, T1N, R70W.
Zoning: Light Industrial (LI)
Applicant: Chuck Palmer
Agent: Bob Perletz, Winston and Associates

Special Use Review / Site Specific Development Plan is required of uses which may have greater impacts on services, neighborhoods, or environment than those allowed with only Building Permit Review. This process will review compatibility, services, environmental impacts, and proposed site plan.

These processes include a public hearing before the Boulder County Planning Commission and/or the Board of County Commissioners. Adjacent property owners and holders of liens, mortgages, easements or other rights in the subject property are notified of these hearings.

The Land Use staff, Planning Commission, and County Commissioners value comments from individuals and referral agencies. Please check the appropriate response below or send a letter. Late responses will be reviewed as the process permits; all comments will be made part of the public record and given to the applicant. Only a portion of the submitted documents may have been enclosed; you are welcome to review the entire file at the Land Use Department, 13th and Spruce, Boulder. If you have any questions regarding this application, please contact the Land Use Department office at (303) 441-3930 or me via email at hhippely@bouldercounty.org.

Please return responses to the above address by September 24, 2008.

☐ We have reviewed the proposal and have no conflicts.

☒ Letter is enclosed.

Signed Ray Poulx PRINTED Name Ray Poulx
Agency or Address Rocky Mountain Fire

Please note that all Land Use Department property owner's mailing lists and parcel maps are generated from the records maintained by the County Assessor and Treasurer Office. We are required to use this list to send notices to the "property owner" of land in Boulder County. If you feel that you should not be considered a "property owner," or if the mailing address used is incorrect, please contact the County Assessor's Office at (303) 441-3530.

G:\DOCKETS\SU - Special Use\SU 2008\SU08008 Palmer Multiple Principal Uses\008RBF.DOC

Cindy Domenico
County Commissioner

Ben Pearlman
County Commissioner

Wili Toor
County Commissioner



ROCKY MOUNTAIN FIRE DISTRICT

7700 Baseline Road, Boulder, CO 80303-4708 • (303) 494-3735 • FAX (303) 499-8973

August 22 2008
Boulder County
Land Use Department

Docket SU-08-008 6185 Arapahoe Rd. Boulder CO. 80303

I have some questions on this plan review.

Is the building sprinkler and is the system working?

Does the building have a fire alarm System?

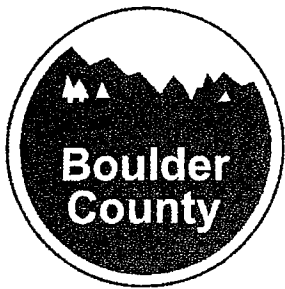
How many exits are in the building?

Is there a fire lane around the building?

Is the outdoor recreation area going to be fenced in?

Thank you

Ray Proulx
Rocky Mountain Fire
303-494-3735



Land Use Department

Courthouse Annex
2045 13th Street • 13th & Spruce Streets • Boulder, Colorado 80302 • (303) 441-3930
<http://www.bouldercounty.org/lu/>

Post Office Box 471 • Boulder, Colorado 80302

RECEIVED

SEP 12 2008

BOULDER COUNTY
LAND USE

MEMO TO: Agencies and adjacent property owners
FROM: Hannah Hippely, Planner I
DATE: August 19, 2008
RE: Docket SU-08-008

RECEIVED ON
AUG 20 2008
CDOT Region 4 Traffic Section

Docket SU-08-008: PALMER MULTIPLE PRINCIPAL USES SU/SSDP

Request: Special Use and Site Specific Development Plan Review for Multiple Principal Uses including, Indoor Recreation, Day and Night Outdoor Recreation, Professional Office, Warehouse and Distribution Center, and Light Industrial.
Location: At 6185 Arapahoe Road, north of and adjacent to Arapahoe Road/State Highway 7 and west of and adjacent to 62nd Street in Section 27, T1N, R70W.
Zoning: Light Industrial (LI)
Applicant: Chuck Palmer
Agent: Bob Perletz, Winston and Associates

Special Use Review / Site Specific Development Plan is required of uses which may have greater impacts on services, neighborhoods, or environment than those allowed with only Building Permit Review. This process will review compatibility, services, environmental impacts, and proposed site plan.

These processes include a public hearing before the Boulder County Planning Commission and/or the Board of County Commissioners. Adjacent property owners and holders of liens, mortgages, easements or other rights in the subject property are notified of these hearings.

The Land Use staff, Planning Commission, and County Commissioners value comments from individuals and referral agencies. Please check the appropriate response below or send a letter. Late responses will be reviewed as the process permits; all comments will be made part of the public record and given to the applicant. Only a portion of the submitted documents may have been enclosed; you are welcome to review the entire file at the Land Use Department, 13th and Spruce, Boulder. If you have any questions regarding this application, please contact the Land Use Department office at (303) 441-3930 or me via email at hhippely@bouldercounty.org.

Please return responses to the above address by **September 24, 2008.**

☐ We have reviewed the proposal and have no conflicts.

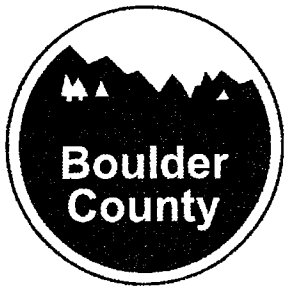
☐ Letter is enclosed.

Based upon the information provided, CDOT has no comment regarding this proposal.

Signed Gloria Hice-Idier PRINTED Name GLORIA HICE-IDIER
Agency or Address CDOT Access

Please note that all Land Use Department property owner's mailing lists and parcel maps are generated from the records maintained by the County Assessor and Treasurer Office. We are required to use this list to send notices to the "property owner" of land in Boulder County. If you feel that you should not be considered a "property owner," or if the mailing address used is incorrect, please contact the County Assessor's Office at (303) 441-3530.

G:\DOCKETS\SU - Special Use\SU 2008\SU08008 Palmer Multiple Principal Uses\008REF.DOC



Land Use Department

Courthouse Annex

2045 13th Street • 13th & Spruce Streets • Boulder, Colorado 80302 • (303) 441-3930
<http://www.bouldercounty.org/lu/>

MEMO TO: Agencies and adjacent property owners
FROM: Hannah Hippely, Planner I
DATE: August 19, 2008
RE: Docket SU-08-008

Docket SU-08-008: PALMER MULTIPLE PRINCIPAL USES SU/SSDP

Request: Special Use and Site Specific Development Plan Review for Multiple Principal Uses including, Indoor Recreation, Day and Night Outdoor Recreation, Professional Office, Warehouse and Distribution Center, and Light Industrial.
Location: At 6185 Arapahoe Road, north of and adjacent to Arapahoe Road/State Highway 7 and west of and adjacent to 62nd Street in Section 27, T1N, R70W.
Zoning: Light Industrial (LI)
Applicant: Chuck Palmer
Agent: Bob Perletz, Winston and Associates

Special Use Review / Site Specific Development Plan is required of uses which may have greater impacts on services, neighborhoods, or environment than those allowed with only Building Permit Review. This process will review compatibility, services, environmental impacts, and proposed site plan.

These processes include a public hearing before the Boulder County Planning Commission and/or the Board of County Commissioners. Adjacent property owners and holders of liens, mortgages, easements or other rights in the subject property are notified of these hearings.

The Land Use staff, Planning Commission, and County Commissioners value comments from individuals and referral agencies. Please check the appropriate response below or send a letter. Late responses will be reviewed as the process permits; all comments will be made part of the public record and given to the applicant. Only a portion of the submitted documents may have been enclosed; you are welcome to review the entire file at the Land Use Department, 13th and Spruce, Boulder. If you have any questions regarding this application, please contact the Land Use Department office at (303) 441-3930 or me via email at hhippely@bouldercounty.org.

Please return responses to the above address by **September 24, 2008.**

☐ We have reviewed the proposal and have no conflicts.

☒ Letter is enclosed.

Signed Jeff Dwight PRINTED Name Jeff Dwight
Agency or Address Building Division

Please note that all Land Use Department property owner's mailing lists and parcel maps are generated from the records maintained by the County Assessor and Treasurer Office. We are required to use this list to send notices to the "property owner" of land in Boulder County. If you feel that you should not be considered a "property owner," or if the mailing address used is incorrect, please contact the County Assessor's Office at (303) 441-3530.

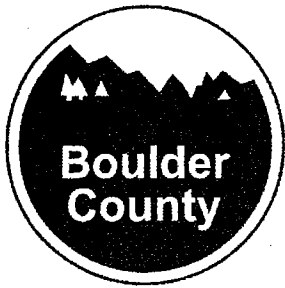
G:\DOCKETS\SU - Special Use\SU 2008\SU08008 Palmer Multiple Principal Uses\008REF.DOC

Referral

Docket # SU-08-008
Planner Hannah Hippely
From: Jeff Dwight

9/18/2008

1. There are code violations associated with this property as a result of work done without a building permit. See BCV-06-5043. The owner must obtain a building permit for the change in occupancy to convert the space to an assembly occupancy and for the work that was done without a permit. The space must fully comply with the current Building Code.
2. Prior to issuance of the building permit, approval by the Fire District will be required. Prior to final approval of the permit and occupancy of the space, approval of the Fire District will be required.



Land Use Department

Courthouse Annex
2045 13th Street • 13th & Spruce Streets • Boulder, Colorado 80302 • (303) 441-3930
<http://www.bouldercounty.org/lu/>

MEMO TO: Agencies and adjacent property owners
FROM: Hannah Hippely, Planner I
DATE: August 19, 2008
RE: Docket SU-08-008

Docket SU-08-008: PALMER MULTIPLE PRINCIPAL USES SU/SSDP

Request: Special Use and Site Specific Development Plan Review for Multiple Principal Uses including, Indoor Recreation, Day and Night Outdoor Recreation, Professional Office, Warehouse and Distribution Center, and Light Industrial.
Location: At 6185 Arapahoe Road, north of and adjacent to Arapahoe Road/State Highway 7 and west of and adjacent to 62nd Street in Section 27, T1N, R70W.
Zoning: Light Industrial (LI)
Applicant: Chuck Palmer
Agent: Bob Perletz, Winston and Associates

Special Use Review / Site Specific Development Plan is required of uses which may have greater impacts on services, neighborhoods, or environment than those allowed with only Building Permit Review. This process will review compatibility, services, environmental impacts, and proposed site plan.

These processes include a public hearing before the Boulder County Planning Commission and/or the Board of County Commissioners. Adjacent property owners and holders of liens, mortgages, easements or other rights in the subject property are notified of these hearings.

The Land Use staff, Planning Commission, and County Commissioners value comments from individuals and referral agencies. Please check the appropriate response below or send a letter. Late responses will be reviewed as the process permits; all comments will be made part of the public record and given to the applicant. Only a portion of the submitted documents may have been enclosed; you are welcome to review the entire file at the Land Use Department, 13th and Spruce, Boulder. If you have any questions regarding this application, please contact the Land Use Department office at (303) 441-3930 or me via email at hhippely@bouldercounty.org.

Please return responses to the above address by **September 24, 2008.**

☒ We have reviewed the proposal and have no conflicts.
☐ Letter is enclosed.

Signed [Signature] PRINTED Name Margarita Pineda
Agency or Address 6292 Arapahoe Rd #18 Boulder CO 80303

Please note that all Land Use Department property owner's mailing lists and parcel maps are generated from the records maintained by the County Assessor and Treasurer Office. We are required to use this list to send notices to the "property owner" of land in Boulder County. If you feel that you should not be considered a "property owner," or if the mailing address used is incorrect, please contact the County Assessor's Office at (303) 441-3530.

G:\DOCKETS\SU - Special Use\SU 2008\SU08008 Palmer Multiple Principal Uses\008REF.DOC



Land Use Department

Courthouse Annex
2045 13th Street • 13th & Spruce Streets • Boulder, Colorado 80302 • (303) 441-3930
<http://www.bouldercounty.org/lu/>

RECEIVED
SEP 02 2008

BOULDER COUNTY
LAND USE

MEMO TO: Agencies and adjacent property owners
FROM: Hannah Hippely, Planner I
DATE: August 19, 2008
RE: Docket SU-08-008

Docket SU-08-008: PALMER MULTIPLE PRINCIPAL USES SU/SSDP

Request: Special Use and Site Specific Development Plan Review for Multiple Principal Uses including, Indoor Recreation, Day and Night Outdoor Recreation, Professional Office, Warehouse and Distribution Center, and Light Industrial.
Location: At 6185 Arapahoe Road, north of and adjacent to Arapahoe Road/State Highway 7 and west of and adjacent to 62nd Street in Section 27, T1N, R70W.
Zoning: Light Industrial (LI)
Applicant: Chuck Palmer
Agent: Bob Perletz, Winston and Associates

Special Use Review / Site Specific Development Plan is required of uses which may have greater impacts on services, neighborhoods, or environment than those allowed with only Building Permit Review. This process will review compatibility, services, environmental impacts, and proposed site plan.

These processes include a public hearing before the Boulder County Planning Commission and/or the Board of County Commissioners. Adjacent property owners and holders of liens, mortgages, easements or other rights in the subject property are notified of these hearings.

The Land Use staff, Planning Commission, and County Commissioners value comments from individuals and referral agencies. Please check the appropriate response below or send a letter. Late responses will be reviewed as the process permits; all comments will be made part of the public record and given to the applicant. Only a portion of the submitted documents may have been enclosed; you are welcome to review the entire file at the Land Use Department, 13th and Spruce, Boulder. If you have any questions regarding this application, please contact the Land Use Department office at (303) 441-3930 or me via email at hhippely@bouldercounty.org.

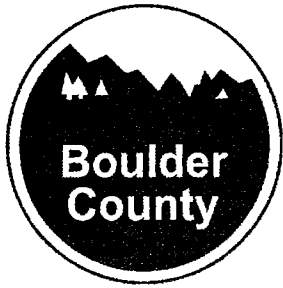
Please return responses to the above address by **September 24, 2008.**

☒ We have reviewed the proposal and have no conflicts.
☐ Letter is enclosed.

Signed [Signature] PRINTED Name R. CRAIG FISHER
Agency or Address 6015 ARAPAHOE AVE BOULDER.

Please note that all Land Use Department property owner's mailing lists and parcel maps are generated from the records maintained by the County Assessor and Treasurer Office. We are required to use this list to send notices to the "property owner" of land in Boulder County. If you feel that you should not be considered a "property owner," or if the mailing address used is incorrect, please contact the County Assessor's Office at (303) 441-3530.

G:\DOCKETS\SU - Special Use\SU 2008\SU08008 Palmer Multiple Principal Uses\ 008REF.DOC



Land Use Department

Courthouse Annex
2045 13th Street • 13th & Spruce Streets • Boulder, Colorado 80302 • (303) 441-3930
<http://www.bouldercounty.org/lu/>

RECEIVED

SEP 02 2008

MEMO TO: Agencies and adjacent property owners
FROM: Hannah Hippely, Planner I
DATE: August 19, 2008
RE: Docket SU-08-008

Boulder County
Land Use

Docket SU-08-008: PALMER MULTIPLE PRINCIPAL USES SU/SSDP

Request: Special Use and Site Specific Development Plan Review for Multiple Principal Uses including, Indoor Recreation, Day and Night Outdoor Recreation, Professional Office, Warehouse and Distribution Center, and Light Industrial.
Location: At 6185 Arapahoe Road, north of and adjacent to Arapahoe Road/State Highway 7 and west of and adjacent to 62nd Street in Section 27, T1N, R70W.
Zoning: Light Industrial (LI)
Applicant: Chuck Palmer
Agent: Bob Perletz, Winston and Associates

Special Use Review / Site Specific Development Plan is required of uses which may have greater impacts on services, neighborhoods, or environment than those allowed with only Building Permit Review. This process will review compatibility, services, environmental impacts, and proposed site plan.

These processes include a public hearing before the Boulder County Planning Commission and/or the Board of County Commissioners. Adjacent property owners and holders of liens, mortgages, easements or other rights in the subject property are notified of these hearings.

The Land Use staff, Planning Commission, and County Commissioners value comments from individuals and referral agencies. Please check the appropriate response below or send a letter. Late responses will be reviewed as the process permits; all comments will be made part of the public record and given to the applicant. Only a portion of the submitted documents may have been enclosed; you are welcome to review the entire file at the Land Use Department, 13th and Spruce, Boulder. If you have any questions regarding this application, please contact the Land Use Department office at (303) 441-3930 or me via email at hhippely@bouldercounty.org.

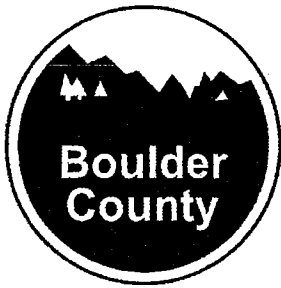
Please return responses to the above address by **September 24, 2008**.

☒ We have reviewed the proposal and have no conflicts.
☐ Letter is enclosed.

Signed [Signature] PRINTED Name R. CRAIG FISHER
Agency or Address 6025 ARAPAHOE AVE. BOULDER, CO 80303

Please note that all Land Use Department property owner's mailing lists and parcel maps are generated from the records maintained by the County Assessor and Treasurer Office. We are required to use this list to send notices to the "property owner" of land in Boulder County. If you feel that you should not be considered a "property owner," or if the mailing address used is incorrect, please contact the County Assessor's Office at (303) 441-3530.

G:\DOCKETS\SU - Special Use\SU 2008\SU08008 Palmer Multiple Principal Uses\008REF.DOC



Land Use Department

Courthouse Annex

2045 13th Street • 13th & Spruce Streets • Boulder, Colorado 80302 • (303) 441-3930
<http://www.bouldercounty.org/lu/>

RECEIVED

AUG 26 2008

BOULDER COUNTY
LAND USE

MEMO TO: Agencies and adjacent property owners
FROM: Hannah Hippely, Planner I
DATE: August 19, 2008
RE: Docket SU-08-008

Docket SU-08-008: PALMER MULTIPLE PRINCIPAL USES SU/SSDP

Request: Special Use and Site Specific Development Plan Review for Multiple Principal Uses including, Indoor Recreation, Day and Night Outdoor Recreation, Professional Office, Warehouse and Distribution Center, and Light Industrial.
Location: At 6185 Arapahoe Road, north of and adjacent to Arapahoe Road/State Highway 7 and west of and adjacent to 62nd Street in Section 27, T1N, R70W.
Zoning: Light Industrial (LI)
Applicant: Chuck Palmer
Agent: Bob Perletz, Winston and Associates

Special Use Review / Site Specific Development Plan is required of uses which may have greater impacts on services, neighborhoods, or environment than those allowed with only Building Permit Review. This process will review compatibility, services, environmental impacts, and proposed site plan.

These processes include a public hearing before the Boulder County Planning Commission and/or the Board of County Commissioners. Adjacent property owners and holders of liens, mortgages, easements or other rights in the subject property are notified of these hearings.

The Land Use staff, Planning Commission, and County Commissioners value comments from individuals and referral agencies. Please check the appropriate response below or send a letter. Late responses will be reviewed as the process permits; all comments will be made part of the public record and given to the applicant. Only a portion of the submitted documents may have been enclosed; you are welcome to review the entire file at the Land Use Department, 13th and Spruce, Boulder. If you have any questions regarding this application, please contact the Land Use Department office at (303) 441-3930 or me via email at hhippely@bouldercounty.org.

Please return responses to the above address by **September 24, 2008.**

☒ We have reviewed the proposal and have no conflicts.

☐ Letter is enclosed.

Signed Beth F Emming PRINTED Name BETH F. EMMING

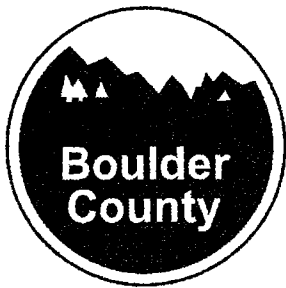
Agency or Address 6292 Arapahoe Ste 4 Bldg 80303

Please note that all Land Use Department property owner's mailing lists and parcel maps are generated from the records maintained by the County Assessor and Treasurer Office. We are required to use this list to send notices to the "property owner" of land in Boulder County. If you feel that you should not be considered a "property owner," or if the mailing address used is incorrect, please contact the County Assessor's Office at (303) 441-3530.

G:\DOCKETS\SU - Special Use\SU 2008\SU08008 Palmer Multiple Principal Uses\ 008REF.DOC

Excellent!
BRAVO!
Thanks!

I think it is
wonderful + a
huge asset to the
cultural life of the city +
County!



Land Use Department

Courthouse Annex
2045 13th Street • 13th & Spruce Streets • Boulder, Colorado 80302 • (303) 441-3930
<http://www.bouldercounty.org/lu/>

RECEIVED
AUG 26 2008

BOULDER COUNTY
LAND USE

MEMO TO: Agencies and adjacent property owners
FROM: Hannah Hippely, Planner I
DATE: August 19, 2008
RE: Docket SU-08-008

Docket SU-08-008: PALMER MULTIPLE PRINCIPAL USES SU/SSDP

Request: Special Use and Site Specific Development Plan Review for Multiple Principal Uses including, Indoor Recreation, Day and Night Outdoor Recreation, Professional Office, Warehouse and Distribution Center, and Light Industrial.
Location: At 6185 Arapahoe Road, north of and adjacent to Arapahoe Road/State Highway 7 and west of and adjacent to 62nd Street in Section 27, T1N, R70W.
Zoning: Light Industrial (LI)
Applicant: Chuck Palmer
Agent: Bob Perletz, Winston and Associates

Special Use Review / Site Specific Development Plan is required of uses which may have greater impacts on services, neighborhoods, or environment than those allowed with only Building Permit Review. This process will review compatibility, services, environmental impacts, and proposed site plan.

These processes include a public hearing before the Boulder County Planning Commission and/or the Board of County Commissioners. Adjacent property owners and holders of liens, mortgages, easements or other rights in the subject property are notified of these hearings.

The Land Use staff, Planning Commission, and County Commissioners value comments from individuals and referral agencies. Please check the appropriate response below or send a letter. Late responses will be reviewed as the process permits; all comments will be made part of the public record and given to the applicant. Only a portion of the submitted documents may have been enclosed; you are welcome to review the entire file at the Land Use Department, 13th and Spruce, Boulder. If you have any questions regarding this application, please contact the Land Use Department office at (303) 441-3930 or me via email at hhippely@bouldercounty.org.

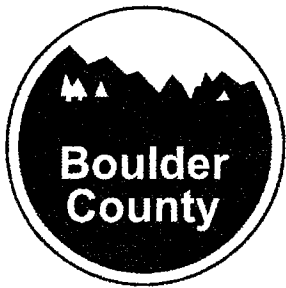
Please return responses to the above address by **September 24, 2008.**

☒ We have reviewed the proposal and have no conflicts.
☐ Letter is enclosed.

Signed Stephanie Thompson PRINTED Name Stephanie Thompson
Agency or Address 6292 Arapahoe #24 Boulder, Co. 80303

Please note that all Land Use Department property owner's mailing lists and parcel maps are generated from the records maintained by the County Assessor and Treasurer Office. We are required to use this list to send notices to the "property owner" of land in Boulder County. If you feel that you should not be considered a "property owner," or if the mailing address used is incorrect, please contact the County Assessor's Office at (303) 441-3530.

G:\DOCKETS\SU - Special Use\SU 2008\SU08008 Palmer Multiple Principal Uses\008REF.DOC



Land Use Department

Courthouse Annex

2045 13th Street • 13th & Spruce Streets • Boulder, Colorado 80302 • (303) 441-3930
<http://www.bouldercounty.org/lu/>

RECEIVED
AUG 25 2008

BOULDER COUNTY
LAND USE

MEMO TO: Agencies and adjacent property owners
FROM: Hannah Hippely, Planner I
DATE: August 19, 2008
RE: Docket SU-08-008

Docket SU-08-008: PALMER MULTIPLE PRINCIPAL USES SU/SSDP

Request: Special Use and Site Specific Development Plan Review for Multiple Principal Uses including, Indoor Recreation, Day and Night Outdoor Recreation, Professional Office, Warehouse and Distribution Center, and Light Industrial.
Location: At 6185 Arapahoe Road, north of and adjacent to Arapahoe Road/State Highway 7 and west of and adjacent to 62nd Street in Section 27, T1N, R70W.
Zoning: Light Industrial (LI)
Applicant: Chuck Palmer
Agent: Bob Perletz, Winston and Associates

Special Use Review / Site Specific Development Plan is required of uses which may have greater impacts on services, neighborhoods, or environment than those allowed with only Building Permit Review. This process will review compatibility, services, environmental impacts, and proposed site plan.

These processes include a public hearing before the Boulder County Planning Commission and/or the Board of County Commissioners. Adjacent property owners and holders of liens, mortgages, easements or other rights in the subject property are notified of these hearings.

The Land Use staff, Planning Commission, and County Commissioners value comments from individuals and referral agencies. Please check the appropriate response below or send a letter. Late responses will be reviewed as the process permits; all comments will be made part of the public record and given to the applicant. Only a portion of the submitted documents may have been enclosed; you are welcome to review the entire file at the Land Use Department, 13th and Spruce, Boulder. If you have any questions regarding this application, please contact the Land Use Department office at (303) 441-3930 or me via email at hhippely@bouldercounty.org.

Please return responses to the above address by **September 24, 2008.**

☒ We have reviewed the proposal and have no conflicts.
☐ Letter is enclosed.

Signed *Barry Schacht* PRINTED Name BARRY SCHACHT
Agency or Address _____

Please note that all Land Use Department property owner's mailing lists and parcel maps are generated from the records maintained by the County Assessor and Treasurer Office. We are required to use this list to send notices to the "property owner" of land in Boulder County. If you feel that you should not be considered a "property owner," or if the mailing address used is incorrect, please contact the County Assessor's Office at (303) 441-3530.

G:\DOCKETS\SU - Special Use\SU 2008\SU08008 Palmer Multiple Principal Uses\008REF.DOC



Land Use Department

Courthouse Annex
2045 13th Street • 13th & Spruce Streets • Boulder, Colorado 80302 • (303) 441-8930
<http://www.bouldercounty.org/lu/>

RECEIVED
SEP 17 2008

BOULDER COUNTY
LAND USE

MEMO TO: Agencies and adjacent property owners
FROM: Hannah Hippely, Planner I
DATE: August 19, 2008
RE: Docket SU-08-008

Docket SU-08-008: PALMER MULTIPLE PRINCIPAL USES SU/SSDP

Request: Special Use and Site Specific Development Plan Review for Multiple Principal Uses including, Indoor Recreation, Day and Night Outdoor Recreation, Professional Office, Warehouse and Distribution Center, and Light Industrial.
Location: At 6185 Arapahoe Road, north of and adjacent to Arapahoe Road/State Highway 7 and west of and adjacent to 62nd Street in Section 27, T1N, R70W.
Zoning: Light Industrial (LI)
Applicant: Chuck Palmer
Agent: Bob Perletz, Winston and Associates

Special Use Review / Site Specific Development Plan is required of uses which may have greater impacts on services, neighborhoods, or environment than those allowed with only Building Permit Review. This process will review compatibility, services, environmental impacts, and proposed site plan.

These processes include a public hearing before the Boulder County Planning Commission and/or the Board of County Commissioners. Adjacent property owners and holders of liens, mortgages, easements or other rights in the subject property are notified of these hearings.

The Land Use staff, Planning Commission, and County Commissioners value comments from individuals and referral agencies. Please check the appropriate response below or send a letter. Late responses will be reviewed as the process permits; all comments will be made part of the public record and given to the applicant. Only a portion of the submitted documents may have been enclosed; you are welcome to review the entire file at the Land Use Department, 13th and Spruce, Boulder. If you have any questions regarding this application, please contact the Land Use Department office at (303) 441-3930 or me via email at hhippely@bouldercounty.org.

Please return responses to the above address by **September 24, 2008.**

☒ We have reviewed the proposal and have no conflicts.
☐ Letter is enclosed.

Signed

Aura Day Floyd

PRINTED Name

Agency or Address

Lot 11 6292 Arapahoe Ave, Boulder 80301

Please note that all Land Use Department property owner's mailing lists and parcel maps are generated from the records maintained by the County Assessor and Treasurer Office. We are required to use this list to send notices to the "property owner" of land in Boulder County. If you feel that you should not be considered a "property owner," or if the mailing address used is incorrect, please contact the County Assessor's Office at (303) 441-3530.

G:\DOCKETS\SU - Special Use\SU 2008\SU08008 Palmer Multiple Principal Uses\ 008REF.DOC



Land Use Department

Courthouse Annex
2045 13th Street • 13th & Spruce Streets • Boulder, Colorado 80302 • (303) 441-3930
<http://www.bouldercounty.org/lu/>

RECEIVED
SEP 08 2008

BOULDER COUNTY
LAND USE

MEMO TO: Agencies and adjacent property owners
FROM: Hannah Hippely, Planner I
DATE: August 19, 2008
RE: Docket SU-08-008

Docket SU-08-008: PALMER MULTIPLE PRINCIPAL USES SU/SSDP

Request: Special Use and Site Specific Development Plan Review for Multiple Principal Uses including, Indoor Recreation, Day and Night Outdoor Recreation, Professional Office, Warehouse and Distribution Center, and Light Industrial.
Location: At 6185 Arapahoe Road, north of and adjacent to Arapahoe Road/State Highway 7 and west of and adjacent to 62nd Street in Section 27, T1N, R70W.
Zoning: Light Industrial (LI)
Applicant: Chuck Palmer
Agent: Bob Perletz, Winston and Associates

Special Use Review / Site Specific Development Plan is required of uses which may have greater impacts on services, neighborhoods, or environment than those allowed with only Building Permit Review. This process will review compatibility, services, environmental impacts, and proposed site plan.

These processes include a public hearing before the Boulder County Planning Commission and/or the Board of County Commissioners. Adjacent property owners and holders of liens, mortgages, easements or other rights in the subject property are notified of these hearings.

The Land Use staff, Planning Commission, and County Commissioners value comments from individuals and referral agencies. Please check the appropriate response below or send a letter. Late responses will be reviewed as the process permits; all comments will be made part of the public record and given to the applicant. Only a portion of the submitted documents may have been enclosed; you are welcome to review the entire file at the Land Use Department, 13th and Spruce, Boulder. If you have any questions regarding this application, please contact the Land Use Department office at (303) 441-3930 or me via email at hhippely@bouldercounty.org.

Please return responses to the above address by **September 24, 2008.**

☒ We have reviewed the proposal and have no conflicts.
☐ Letter is enclosed.

Signed Anne L. Larson PRINTED Name Anne L. Larson
Agency or Address Ben Place LLC

Please note that all Land Use Department property owner's mailing lists and parcel maps are generated from the records maintained by the County Assessor and Treasurer Office. We are required to use this list to send notices to the "property owner" of land in Boulder County. If you feel that you should not be considered a "property owner," or if the mailing address used is incorrect, please contact the County Assessor's Office at (303) 441-3530.

G:\DOCKETS\SU - Special Use\SU 2008\SU08008 Palmer Multiple Principal Uses\008REF.DOC