

**CITY OF WHEAT RIDGE  
NOTICE OF PUBLIC HEARING  
PLANNING COMMISSION**

**NOTICE IS HEREBY GIVEN** that a Public Hearing to consider Case No. MS-17-08 an application filed by Brad Weiman, for approval of a minor subdivision for 4 single family homes for property zoned Residential-One located at 3275 Quail Street will be held in the Council Chambers of the Municipal Building at 7500 W. 29<sup>th</sup> Avenue, Wheat Ridge, Colorado, on **May 17, 2018 at 7:00 p.m.** All interested citizens are invited to speak at the Public Hearing or submit written comments. This case was previously heard and approved by Planning Commission on February 15, 2018. After approval, external factors impacted the construction of the proposed drainage, prompting the applicant to redesign the drainage facility. This will change the approved plat, and therefore needs to be reconsidered by the Planning Commission pursuant to Section 26-608 of the Code of Laws.

*Legal Description:*

LOT 6, APPLEWOOD KNOLLS, 12TH FILING, COUNTY OF JEFFERSON, STATE OF COLORADO, EXCEPT THE NORTH 200 FEET THEREOF, AND INCLUDING THAT PARCEL ADJACENT TO LOT 6 AS VACATED BY THE ORDINANCE RECORDED OCTOBER 1, 1993 UNDER RECEPTION NO. 93155172 AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND IN THE NORTH ONE-HALF OF SECTION 28, TOWNSHIP 3 SOUTH, RANGE 69 WEST OF THE 6TH PRINCIPAL MERIDIAN, DESCRIBED AS LYING SOUTH OF THE ARC AT THE SOUTHEAST CORNER OF THE BELOW DESCRIBED PROPERTY AND THE NORTH 18 FEET OF THE SOUTH 40 FEET OF SAID NORTH ONE-HALF OF SECTION 28 BOUNDED ON THE EAST AND WEST BY THE PROLONGATION TO THE SOUTH OF THE EAST AND WEST LINES OF THAT PROPERTY DESCRIBED IN THE INSTRUMENT RECORDED MARCH 26, 1979 UNDER RECEPTION NO. 79026042 IN THE OFFICIAL RECORDS OF COUNTY OF JEFFERSON, STATE OF COLORADO, EXCEPT THAT PORTION OF SAID PARCEL LYING SOUTHEAST OF A LINE DESCRIBED AS STARTING AT A POINT WHICH IS 10 FEET NORTH OF THE INTERSECTION OF THE SAID PROLONGATION OF THE EAST LINE OF SAID PROPERTY AND THE SOUTH LINE OF SAID PARCEL AND RUNNING SOUTHWESTERLY TO A POINT WHICH IS 10 FEET WEST OF SAID INTERSECTION.