

Roxborough Village PD Amendment Summary

Amendment	Approval Date	Recorded Date	Reception # Guide	Reception # Map	Project #	Change to Guide	Change to Plan	Major/Minor	Changes	Pages Changed	PA Changed	Sources	Notes
Original PD	8/27/1984	12/10/1984	1984341552	19843441551		x	x					Official 1984 PD Guide, BOCC Minutes 8/27/84, 1984 Staff Report, Zoning Narrative 1984, Original Map	Originally known as Roxborough Park East, was originally shown on plans of Roxborough Park PD, but now being handled as a separate development and believe Roxborough East got their units from Roxborough Park. It was written into the guide that Covenants would be adopted and a design review committee for the development would be created and be an integral part of the community/development. The County Highways Road Design Manual was altered during the approval of the guide to include specifications for the development and the manual can be found under reception #1985349406 book 566 page 810, it was approved at a public hearing on 8/27/1984, but officially approved as shown in the official copy of the document on 12/6/1984
1st	2/19/1985	2/19/1985		1985347152			x	minor	Changes to PA densities and configurations		A, B, C, D, E, F, H, I, J, K, L, M, N, O, P, Q	map 1, supplemental agreement	map changes only, what was filed as the supplemental agreement is another copy of the map
2nd	6/3/1985	12/17/1985		1985370628	1985-044		x	major	Name change from Roxborough Park East to Roxborough Village, changed most of the planning area boundaries, rezoned 40 acres from A-1 into the PD, increased number of dwelling units to 2,748 units		D, E, H, I, J, K, L, M, N, O, P, Commercial, School site	map 2, BOCC minutes 6/3/1985	approved with conditions by BOCC that 1) any cash-in-lieu dedication for parks be used in the area by the metropolitan district and 2) transportation mitigation measure be modified as the BOCC deems appropriate
3rd	11/8/1985	11/8/1985		1985366993			x	minor	adjusted planning area boundaries of C,D,E,G,F,I,J, same number of dwelling units and same total acreage		C, D, E, F, G, H, I	map 3	map changes only
1986 Amendment		7/22/1986	198613561			x			Changed lot widths for Suburban Residential Development Standards on pages VI-2 and VI-3	VI-2, VI-3		1986 amendment	Recorded amendment, everything matches up, but it appears that it was not numbered as an amendment, however, in the 4th amendment which completely rerecorded the entire document all of the minimum lot widths were made even smaller than they are in this amendment
4th	4/14/1987	4/24/1987	198712166	198712167	MA1986-094	x	x	major	Elimination of one acres fire station site, changing the name of land use categories, allowing alternative development criteria in SRII districts, and modifying standards for residential development. Planning commission added in that agreement between school district and developer be included in preamble concerning the amount of land dedicated to the school and cash-in-lieu to be provided for the remaining lands	New Guide	C, D, E, G, H, I, J, L, M, N, O, P, Fire Station, Park	4th amendment (complete version of PD), BCC Minutes 4-14-87, map 4	completely rerecorded guide, most recent version, pulled out the section outlining the authority of the Design Review Committee and changed lots of other section format/structures as well

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1989 Amendment	10/18/1988	3/8/1989	198905010		ZR1988-029	x		minor	Replaces page VIII-1 Signs Standards	VIII-1		Official Version of 1989 Amendment	Not an actual numbered amendment, but still amended the Roxborough Village PD guide by replacing a page of text where more specifications for directional signs were added
5th	9/26/1990	5/20/1991		199115331	ZR1990-013		x	major	Adjust the boundaries of Planning Area K, the commercial area and to relocated and enlarge the school site from 10 acres to 13.2 acres (commercial given to the school and PA K)		K, School Site, Commercial	staff report 5, map 5, BOCC minutes 9-26-1990	major amendment, Approved with conditions: 1) Page VI-3, paragraph 4(a) be amended to clarify the setbacks apply to any primary or accessory structure; 2) the development plan and guide be modified to retain the option to develop higher density "attached" housing within this community at an appropriate location not adjacent to existing single family subdivisions; and 3) the library site of 1 acres owned by the county is to be depicted on the development plan. <u>There does not appear to be any evidence that the changes to the guide were actually made (library shown on plat)</u> , also the school has considerably more commercial land shown in DCMaps than does on the plan as a result of the plating process where more of the commercial land was deeded to the school district, #1999073360 and #1999028421
6th	10/15/2007	11/16/2007 (plat)		2007088819	ZR2006-005		x	major	Rezoned 5.73 acres from commercial to suburban residential and increases the dwelling units by 26 in the development, also library site moved to another location outside of Roxborough Village (land had been deeded to the library on 6/4/2007)		Commercial, New unnamed PA created, library site removed	map 6, staff report 6, Library deed, BCC Minutes 10-15-2007	Applicant supposed to pay \$1,050 per lot for cash-in-lieu of attainable units to the Douglas County Housing Partnership, and installation of landscaping and berming shall occur
7th	9/13/2010	9/16/2010	2010059326		ZR2010-008	x		minor	Amends page VI-2 of Section VI, Commercial District to allow for mini storage warehouses to be limited to 350 square feet per unit instead of the previous 250 square feet	VI-2		Official 7th amendment	administrative amendment