

Long Range Planning Update

**Adams County Planning & Development Department
Town Hall Meeting
November 14, 2013**



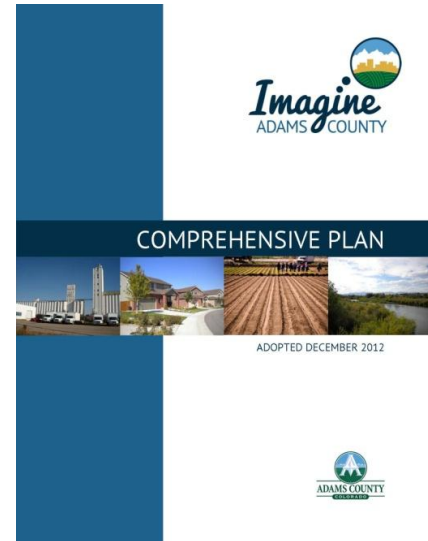
Adams County Planning & Development Department

- Development Review (Land Use Cases & Building Permits)
- Environmental Oversight (Gravel Mines, Solid Waste Disposal Sites)
- Future Land Use Planning / Transportation

What is Long Range Planning?

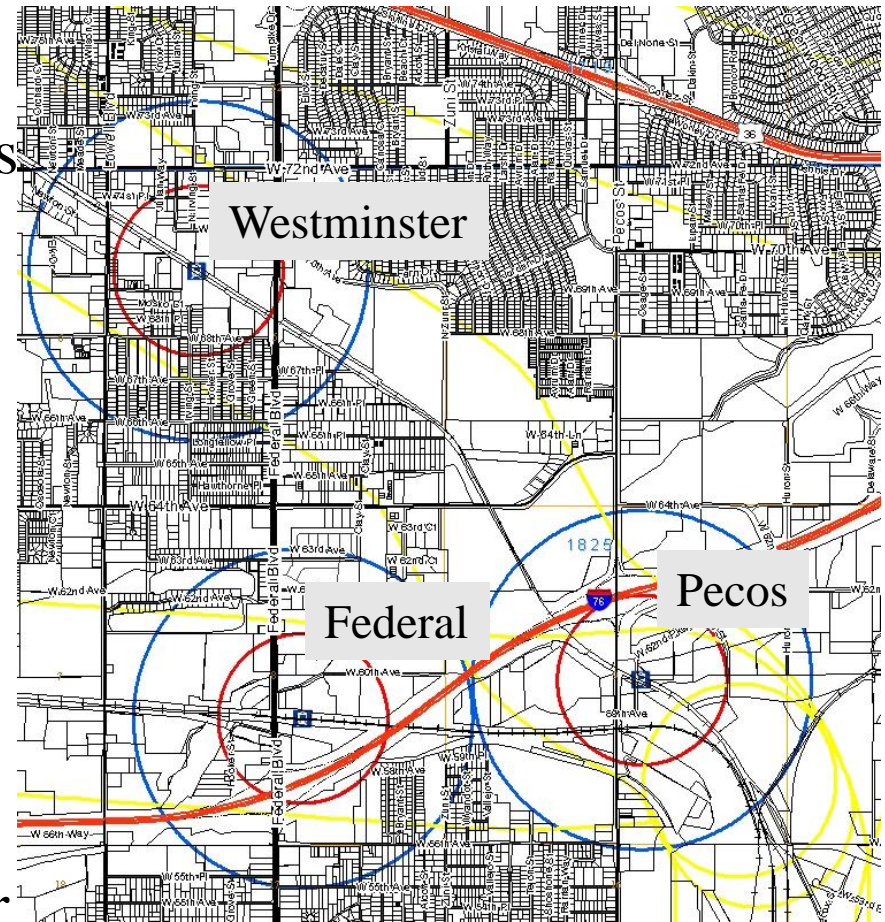
Policy document adopted by Planning Commission and ratified by Board of County Commissioners that guides future growth

- *Imagine Adams County (2012)*
 - Coordinated with cities, adjacent counties, public agencies, citizens and business owners
- Advisory in nature
- *Imagine Adams County* planning process
 - 13 Community meetings (Welby had highest attendance)
 - Steering Committees, Local Government Team, Stakeholder Group, Community-at-Large
- *Imagine* identified future planning endeavors
 - Neighborhood plans, Creation of Business Groups & Strategic Corridors



Federal Blvd Framework Plan

- Frames Issues, existing conditions and future opportunities
- Project Area:
 - W. 72nd to 52nd, principal arterial
 - Disinvestment over several decades
 - Challenged by health and safety concerns
 - 2 RTD light rail stations
 - 60th & Federal (Gold Corridor, 2016)
 - 71st & Lowell (Northwest Corridor, 2016)
- Evaluating Consultants
- 6 mo's – Community/Stakeholder Engagement (Denver, Federal Heights, Westminster, TCH, RTD, CDOT, Citizens, & Businesses)



Adams County

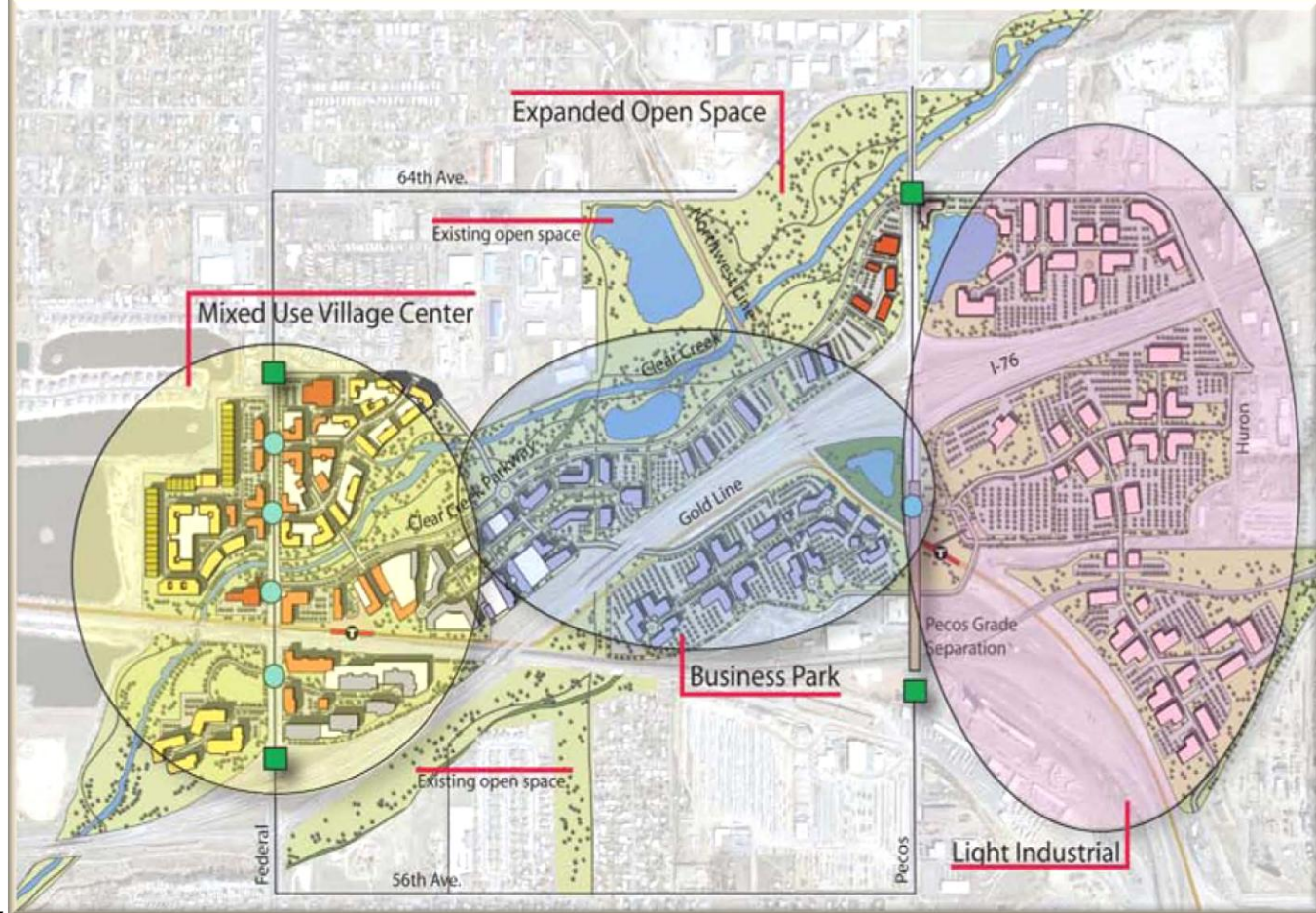
- October 2014

- \$187,000

DRCOG Grant

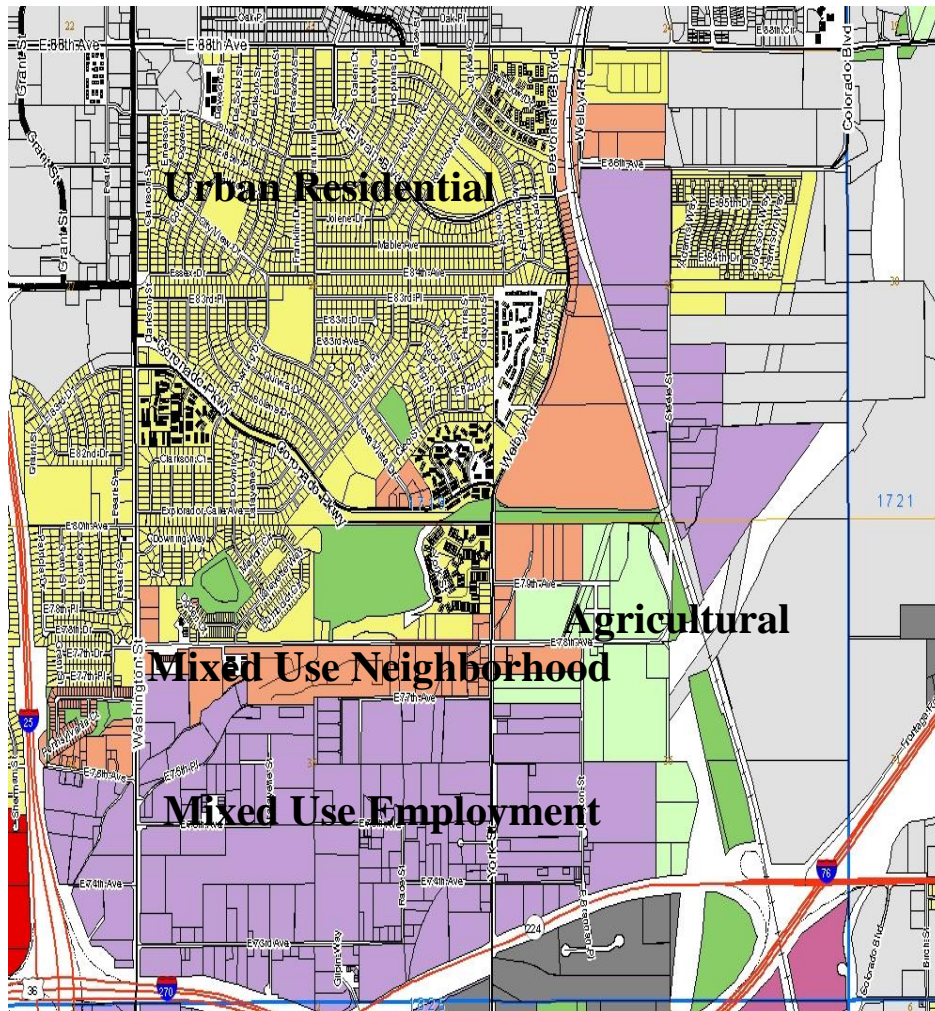
➤ Corridor Plan

- Includes all 3 stations: Westminster, Federal and Pecos Junction
- Combines Federal Framework & Clear Creek Valley TOD Plans
- Coordinating with all stakeholders
- Clear Creek Parkway & 60th Avenue Concepts



ADAMS COUNTY
COLORADO

Neighborhood Planning - Welby



- Another example of Long Range Planning is the work being completed in Welby
- Subarea Planning Process
 - > 1,000 attendees at meetings
- Studying Seven Core Areas:
 1. Economic Development
 2. Environmental
 3. Historical & Cultural
 4. Infrastructure
 5. Public Safety
 6. Recreation, Open Space and Agriculture
 7. Vibrant Neighborhoods

Table 1 – Milestones (2013)

Date	Event
February 5	Kick-off Meeting with Community
Spring 2013	UCD Classes study Welby area
April 10	Community Meeting #2
April 29	UCD Student Presentations to Community
June 11	Community Meeting #3
July 16	Community Meeting #4
August 19	Community Meeting #5
September 17	Community Meeting #6
October 15	Community Meeting #7
October 29	Planning Commission Public Meeting
December 3	Community Meeting #8
January 2014	Project Community Meeting
Spring 2014	Adoption of Subarea Plan

Plan Objective:

Create a Plan that:

- Attracts investments
- Revitalizes neighborhoods
- Guides future development
- Provides a safe and inviting place to live, work and visit

Does

- Allows County to understand Welby's "needs and wants"
- Informs land development & decisions consistent with Welby's vision
- Markets Welby
- Protects & Enhances the health, safety & welfare of residents & County as a whole
- Market driven with community support

Does Not

- Will not raise taxes
- Will not take away property rights
- Will not affect current zoning & entitlements
- Will not cause the County to take your property

What a Plan Does & Does Not Do

December 3, 2013

Community Meeting to refine Draft Plan

Welby Montessori School

6:30 p.m. – 8:00 p.m.

**(Child Care, Translation Services,
and Refreshments)**

**Read & Learn More About the Welby
Subarea Plan at:**

www.adcogov.org/welbyplan

Or

**Contact: Joelle Greenland, Long Range
Planner , jgreenland@adcogov.org or
720-523-6851**



A COLLECTION OF WELBY IDEAS

Prepared by
Adams County Planning and
Development Department
and
Residents of the Welby Neighborhood

October 2013



Adams County Planning and Development Department

NEXT STEPS

