



## **LARAMIE COUNTY PLANNING & DEVELOPMENT DEPARTMENT**

---

**Planning • Building**

### **MEMORANDUM**

**TO:** Laramie County Board of Commissioners

**FROM:** Nancy M. Trimble, Associate Planner

**DATE:** June 5, 2018

**TITLE:** Postponement of the public hearing regarding the Subdivision Permit and Plat for Lago Del Norte, located in a portion of the E1/2 SW1/4 and the West 400' of the NW1/4 SE1/4 Section 18, T.15 N., R.66 W., of the 6th P.M., Laramie County, WY.

---

### **EXECUTIVE SUMMARY**

CivilWorx LLC, on behalf of Riata Ranch Campstool LLC, has submitted a Subdivision Permit and Plat application for "Lago Del Norte" located North of Road 218, East of Road 124, at 2430 Road 218. The application has been submitted to subdivide the property of approximately 93 acres into 18 single-family residential lots with 2 open space tracts.

The Laramie County Planning Commission held a public hearing of the application on May 10, 2018. Public comments were received regarding water rights, affects from proposed water feature on upstream/downstream floodplain and water supply, density of development, traffic impacts/concerns due to grade on Road 218, and development access adjacent to the east property. The Planning Commission voted 3 – 0 to recommend approval with 6 conditions.

The applicant has requested postponement of the application in order to continue working with the neighbors and County staff to provide an updated plat addressing some of the neighborhood concerns.

### **PROPOSED MOTION**

**I move to postpone the public hearing regarding the Subdivision Permit and Plat for Lago Del Norte until the June 19, 2018 Board public hearing.**

### **ATTACHMENTS**

**Attachment 1: Location Map**

**Attachment 2: Applicant Postponement Request Letter**



# Laramie County, Wyoming



## LAGO DEL NORTE SUBDIVISION


Subdivision Permit  
and Plat

PZ-18-00055

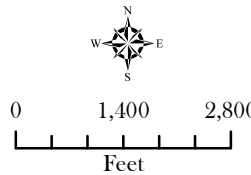
Location Map

### Legend

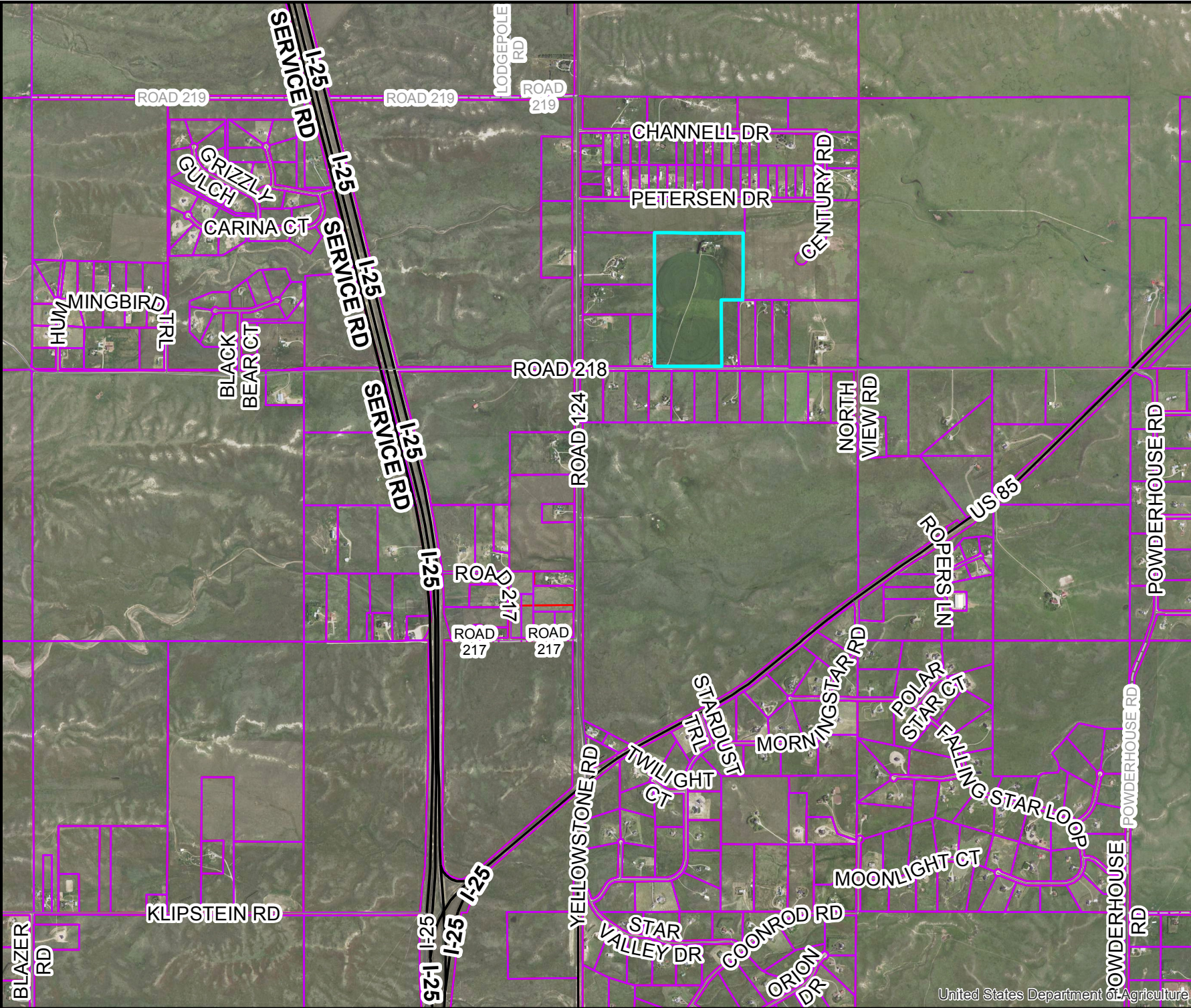
 Property Lines

 Subject Property

Printed on March 26, 2018



United States Department of Agriculture



This map is made possible through the Cheyenne and Laramie County Cooperative GIS Program (CLCCGIS). The data contained herein was collected for its use and is for display and planning purposes only. The CLCCGIS will not be held liable as to the validity, correctness, accuracy, completeness, and/or reliability of the data. The CLCCGIS furthermore assumes no liability associated with the use or misuse of this information.



May 24, 2018

Brad Emmons, AICP  
Planning & Development Director  
Laramie County Planning & Development Office  
3966 Archer Pkwy  
Cheyenne, WY 82009

**RE: Postponement Request: Lago Del Norte Final Plat & Subdivision Permit**

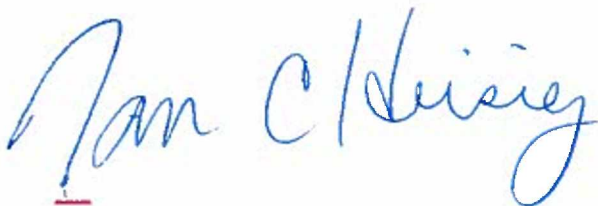
Dear Mr. Emmons:

We are requesting a postponement of the Laramie County Board of Commissioners hearing on the above listed final plat and subdivision permit. The currently scheduled meeting is June 5<sup>th</sup> and our request is to move the public hearing to the next regular meeting on June 19<sup>th</sup>.

We listened and reviewed the comments from the neighbors before and after the planning commission meeting and have had several follow-up meetings with some of the neighbors. Based on the conversations that we have had, we would like the opportunity to make some minor adjustments to the plat that will address some of the concerns that they have expressed. Therefore, we are requesting the postponement to continue to work with the neighbors and the County staff to provide an updated plat that addresses some the neighborhood concerns. Our consultant will be submitting a revised plat map to county staff to review as soon as possible.

Please feel free to contact me if you have any questions.

Sincerely,

A handwritten signature in blue ink, reading "Pam C. Heising". The signature is written in a cursive style. Below the signature, there is a small red horizontal line.