



**TOWN OF EAGLE**  
 COMMUNITY DEVELOPMENT  
 200 BROADWAY • PO BOX 609 • EAGLE, CO 81631  
 PHONE: 970-328-9655 • FAX: 970-328-9656  
 www.townofeagle.org

**LAND USE & DEVELOPMENT APPLICATION**  
*Pursuant to the Land Use & Development Code, Title 4*

ZONING REVIEW	DEVELOPMENT REVIEW	SUBDIVISION REVIEW
<input checked="" type="checkbox"/> Special Use Permit <input type="checkbox"/> Zoning Variance <input type="checkbox"/> Rezoning <input type="checkbox"/> Temporary Use Permit <input type="checkbox"/> Amendment to Zone District Regulations <input type="checkbox"/> Encroachment Permit	<input type="checkbox"/> Minor Development Permit <input type="checkbox"/> Major Development Permit  <b>PLANNED UNIT DEVELOPMENT (PUD) REVIEW</b> <input type="checkbox"/> PUD Zoning Plan <input type="checkbox"/> PUD Development Plan	<input type="checkbox"/> Concept Plan <input type="checkbox"/> Preliminary Plan <input type="checkbox"/> Final Plat <input type="checkbox"/> Lot Line Adjustment <input type="checkbox"/> Condominium / Townhouse <input type="checkbox"/> Minor Subdivision

PROJECT NAME 263 Sawatch Road

PRESENT ZONE DISTRICT Commercial General PROPOSED ZONE DISTRICT \_\_\_\_\_  
 (if applicable)

**LOCATION**

STREET ADDRESS 263 Sawatch Road

**PROPERTY DESCRIPTION**

SUBDIVISION 700 Chambers Ave Subdivision (s) 2 BLOCK \_\_\_\_\_  
 (attach legal description if not part of a subdivision)

DESCRIPTION OF APPLICATION/PURPOSE We would like to continue to use the property for contractor's storage until we build the buildings on the property.

APPLICANT NAME Richard Patriacca PHONE 970-390-3225

ADDRESS PO Box 4556; Eagle, CO 81631 EMAIL rich@pcivail.com

OWNER OF RECORD Sawatch 263 RD, LLC PHONE 970-390-3225

ADDRESS PO Box 2322 Avon CO 81620 EMAIL rich@pcivail.com

REPRESENTATIVE\* \_\_\_\_\_ PHONE \_\_\_\_\_

ADDRESS \_\_\_\_\_ EMAIL \_\_\_\_\_

\*A representative must submit an affidavit or power of attorney signed by the property owner of record authorizing the representation.

**APPLICATION SUBMITTAL ITEMS:**

The following submittal materials must be submitted in full before the application will be deemed complete (please check all items that are being submitted):

- Applicable fees and deposits.
- Project Narrative, describing the project, its compliance with any applicable review criteria, any impacts to the surrounding area, and any other relevant information.
- Surrounding and interested Property Ownership Report (see project specific checklist for more information).
- Proof of Ownership (ownership & encumbrance report) for subject property.
- Site Plan, drawn to scale and depicting the locations and boundaries of existing and proposed lots and structures.
- Project specific checklist.

**FEES AND DEPOSITS:**

See Eagle Municipal Code Section 4.03.080

1. Application fees shall be paid in full at the time of the filing of the application and unless paid, the application shall not be deemed complete. All fees are nonrefundable.
2. As described in Eagle Municipal Code § 4.03.080, third-party consultants may be necessary for the review and processing of applications. These costs ("pass-through costs") must be paid by the applicant. If pass-through costs are expected, the applicant must pay a deposit at the time the application is filed. If at any time the deposit does not fully cover the pass-through costs, the applicant must pay another subsequent deposit before the Town will continue processing the application.
3. The Town may withhold the recording of any Subdivision Final Plat or Development Plan or the signing of any Resolution or Ordinance until all pass-through fees are paid in full.
4. Within 30 days of approval or denial of an application, any remaining deposit shall be returned to the applicant. If an application is withdrawn, any remaining deposit shall be returned to the applicant within 60 days.

I have read the application form and certify that the information contained herein is correct and accurate to the best of my knowledge. I understand that it is my responsibility to provide the Town with accurate information related to this application. I UNDERSTAND THAT FILING AN APPLICATION IS NOT A GUARANTEE THAT THE APPLICATION WILL BE APPROVED.



Signature

8 June 2021

Date

<b>FOR OFFICE USE ONLY</b>		
DATE RECEIVED _____	BY _____	FILE NUMBER _____
REVIEW FEE _____	DATE PAID _____	RECEIVED BY _____
DATE CERTIFIED COMPLETE _____	BY _____	
P&Z HEARING DATE _____	DECISION _____	
BOT HEARING DATE _____	DECISION _____	

**Narrative Attachment**  
**For Land Use & Development Application for 263 Sawatch Road**  
**Contractor's Yard**

Date of Application 6/8/2021.

Revised 9/28/2021.

We are seeking an extended approval for the Special Use Permit for the operation of a contractor storage yard located at 263 Sawatch Road, Eagle, CO. This parcel of land is located in the Commercial General Zone District. We would like to maintain the contractor's yard status until we start developing this parcel of land. In prior applications, both 263 and 483 Sawatch Road were under a special use permit together. The two properties are currently under separate ownership and will apply for special use permit separately. This application is solely for 263 Sawatch Road.

We would like to use the land to store containers, materials, construction supplies, construction equipment, trailers and vehicles that are SMM or registered vehicles. This storage yard allows us to have space to store materials, supplies and equipment.

There is a primary access to and from the lot on the southeast side of the property. The emergency access located through The 700s Chambers shall not be used as a general site access.

To meet the requirements of Resolution 29 Series of 2018, there will be a temporary fence with screening located at the western side of the property at the point before the drainage pit. There will also be a temporary fence at the northern side of the property. There is a berm along the southern side of the property. The eastern side of the property is 483 Sawatch Road. We were told we do not need a separation of these same use properties at this time.