

**Henry P. Roybal**  
Commissioner, District 1

**Miguel Chavez**  
Commissioner, District 2

**Robert A. Anaya**  
Commissioner, District 3



**Kathy Holian**  
Commissioner, District 4

**Liz Stefanics**  
Commissioner, District 5

**Katherine Miller**  
County Manager

## MEMORANDUM

**DATE:** October 25, 2016

**TO:** Board of County Commissioners

**FROM:** Vicente Archuleta, Development Review Team Leader *VA*

**VIA:** Katherine Miller, County Manager  
Penny Ellis-Green, Growth Management Director *PEG*  
Vicki Lucero, Building and Development Services Manager *VL*

**FILE REF.:** CASE # 16-5090 Turquoise Trail North Conceptual Plan, Preliminary Plat and Final Plat for Phase 1

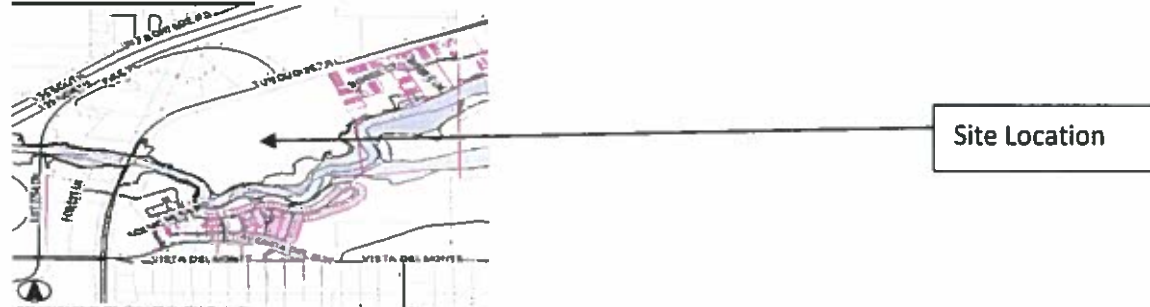
### ISSUE:

RCS-Turquoise Trail South I, LLC, Applicant, Sommer Karnes & Associates LLP, Agent, request Conceptual Plan approval to phase the previously approved Turquoise Trail North residential subdivision (290 dwelling units on 101.49 acres) into 8 phases, to modify the approved housing types, and to re-designate the commercial lot into a multi-family lot (23 dwelling units).

The Application also includes a request for Preliminary Plat approval for all 8 phases and Final Plat approval for Phase 1, which consists of 30 residential lots.

The property is located in the Community College District, which is a Planned Development District, east of State Road 14 and north of Vista del Monte, within Sections 24 and 25, Township 16 North, Range 8 East (Commission District 5).

### VICINITY MAP:



**SUMMARY:**

This case is tabled to allow the Applicant to address issues and deficiencies.



