



**MEETING OF THE BOARD OF ADJUSTMENT  
BOULDER COUNTY, COLORADO  
AGENDA**

**Wednesday, March 1, 2023, 4:00 p.m.**

**Third Floor Hearing Room**

**County Court House**

**1325 Pearl Street, Boulder**

Boulder County Board of Adjustment meetings are convened in a hybrid format where attendees can join through Zoom or participate in-person at the Downtown Boulder County Courthouse, 3rd Floor, 1325 Pearl St., Boulder. To sign up in advance for either in-person or virtual public comment, please visit [www.boco.org/BOA](http://www.boco.org/BOA) to register for the hearing. There is also a kiosk in the 3rd floor lobby to sign up for in-person public comment. To join the meeting by phone, dial 1-833-568-8864 (toll free) and enter the

Webinar ID: 161 247 4770.

This agenda is subject to change. Please call the Community Planning & Permitting Department (303-441-3930) or check the Board of Adjustment webpage to confirm any items of interest. For special assistance, contact our ADA Coordinator (303-441-3525) at least 72 hours in advance.

There will be opportunity to provide public comment on the subject items during the respective virtual Public Hearing portion for each item. If you have comments regarding any of these items, you may mail written comments to the Community Planning & Permitting Department (PO Box 471, Boulder, CO 80306) or email [planner@bouldercounty.org](mailto:planner@bouldercounty.org). Please reference the docket number of the subject item.

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**1. CALL TO ORDER**

**2. ROLL CALL**

**3. ITEMS**

**3.1 Docket VAR-21-0003: Ells Residence in Setback**

*Public testimony will be taken*

Request: Request to adjust the side yard setback from 25 feet (required) to 2 feet (proposed) in order to construct a new residence.

Location: 6301 Sunshine Canyon Dr, approximately .6 miles west of the intersection of Sunshine Canyon Drive and County Road 83 in Section 8, Township 1N, Range 71W.

Zoning: Forestry (F) Zoning District

Applicant/Property Owner: Fred Ells

Agent: Jason Ruby Architecture, LLC

Website: [www.boco.org/VAR-21-0003](http://www.boco.org/VAR-21-0003)

Staff Planner: Sam Walker

**4. ADJOURNMENT**