

1 **BY AUTHORITY**

2 ORDINANCE NO. \_\_\_\_\_  
3 SERIES OF 2023

COUNCIL BILL NO. CB23-XXXX  
COMMITTEE OF REFERENCE:  
Land Use, Transportation & Infrastructure

5 **A BILL**

6 **For an ordinance amending Ordinance 20220426, Series 2022, to extend the**  
7 **deadlines by which an applicant must obtain approval of a site development plan**  
8 **or site development plan amendment in order to comply with the requirements**  
9 **of Articles V or VI, Chapter 27 of the DRMC, as applicable, as it existed prior to**  
10 **July 1, 2022 and amend the reporting requirements of the Department of**  
11 **Community Planning and Development.**

12 **BE IT ENACTED BY THE COUNCIL OF THE CITY AND COUNTY OF DENVER:**

13 **Section 1.** That Sections (4)(b)(1)-(4) of Ordinance 20220426, Series 2022, shall be  
14 amended by deleting the language stricken and adding the language underlined, as follows:

15 (b) (1) An applicant who, prior to close of business on Thursday, June  
16 30, 2022, (i) has submitted to the Department of Community Planning and  
17 Development ("CPD") a site development concept plan, (ii) CPD has assigned a  
18 concept number for the site development concept plan, and (iii) obtains site  
19 development plan approval or has received consolidated review comments from CPD  
20 that will require a fourth round or more of formal site development plan review by  
21 August 30, 2023 May 17, 2024. If an applicant has received consolidated review  
22 comments by May 17, 2024 that will require a fourth round or more of formal site  
23 development plan review, then the applicant will have until August 31, 2024 to obtain  
24 site development plan approval. If any of the conditions of this subsection are not  
25 satisfied, the amendments enacted by this ordinance shall be applicable to an  
26 applicant.

27 (2) An applicant who, prior to close of business on Thursday, June 30, 2022,  
28 (i) has submitted to CPD an amendment to an approved site development plan, (ii)  
29 CPD has assigned a record number for the site development plan amendment, and  
30 (iii) obtains site development plan amendment approval or has received consolidated  
31 review comments from CPD that will require a fourth round or more of formal site

1 development plan review by August 30, 2023 May 17, 2024. If an applicant has  
2 received consolidated review comments by May 17, 2024 that will require a fourth  
3 round or more of formal site development plan review, then the applicant will have until  
4 August 31, 2024 to obtain site development plan approval. If any of the conditions of  
5 this subsection are not satisfied, the amendments enacted by this ordinance shall be  
6 applicable to an applicant.

7 (3) An applicant for an individual site development plan who, prior to close  
8 of business on Thursday, June 30, 2022, (i) has been notified in writing by the  
9 Development Review Committee that a large development framework is required for  
10 its project, (ii) has submitted to CPD a site development concept plan, (iii) CPD has  
11 assigned a concept number for the site development concept plan and (iv) obtains site  
12 development plan approval or has received consolidated review comments from CPD  
13 that will require a fourth round or more of formal site development plan review by  
14 December 31, 2023 September 13, 2024. If an applicant has received consolidated  
15 review comments by September 13, 2024 that will require a fourth round or more of  
16 formal site development plan review, then the applicant will have until December 31,  
17 2024 to obtain site development plan approval. If any of the conditions of this  
18 subsection are not satisfied, the amendments enacted by this ordinance shall be  
19 applicable to an applicant.

20 (4) An applicant for an individual site development plan within the legally  
21 described property of an active subdivision application, who, prior to close of business  
22 on Thursday, June 30, 2022, (i) has submitted to CPD a site development concept  
23 plan, (ii) CPD has assigned a concept number for the site development concept plan;  
24 and (iii) obtains a site development plan approval or has received consolidated review  
25 comments from CPD that will require a fourth round or more of formal site development  
26 plan review by December 31, 2023 September 13, 2024. If an applicant has received  
27 consolidated review comments by September 13, 2024 that will require a fourth round  
28 or more of formal site development plan review, then the applicant will have until  
29 December 31, 2024 to obtain site development plan approval. If any of the conditions  
30 of this subsection are not satisfied, the amendments enacted by this ordinance shall  
31 be applicable to an applicant.



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2 COMMITTEE APPROVAL DATE: \_\_\_\_\_, 2023

3 MAYOR-COUNCIL DATE: \_\_\_\_\_, 2023

4 PASSED BY THE COUNCIL: \_\_\_\_\_,

5 \_\_\_\_\_ - PRESIDENT

6 APPROVED: \_\_\_\_\_ - MAYOR \_\_\_\_\_,

7 ATTEST: \_\_\_\_\_ - CLERK AND RECORDER,  
8 EX-OFFICIO CLERK OF THE  
9 CITY AND COUNTY OF DENVER

10 NOTICE PUBLISHED IN THE DAILY JOURNAL: \_\_\_\_\_ ; \_\_\_\_\_,

11 PREPARED BY: Eliot C. Schaefer, Assistant City Attorney **DATE: XXXXX, 2023**

12 Pursuant to section 13-9, D.R.M.C., this proposed ordinance has been reviewed by the office of the  
13 City Attorney. We find no irregularity as to form and have no legal objection to the proposed  
14 ordinance. The proposed ordinance is not submitted to the City Council for approval pursuant to §  
15 3.2.6 of the Charter.

16  
17 Kerry Tipper, Denver City Attorney

18  
19 BY: \_\_\_\_\_, Assistant City Attorney DATE: \_\_\_\_\_,

