

Development Review Committee Meeting Agenda

Wednesday – December 10, 2025 at 6:00pm

Aspen/Vail Conference Room, Eastridge Recreation Center
9568 S University Blvd – Highlands Ranch



Zoom Option Available



<https://us06web.zoom.us/j/82764423553?pwd=iqHI78DPiPb0tZ2wgFjYwqICwBTI3f.1>

Meeting ID: **827 6442 3553** | Passcode: **337015**

I. CALL TO ORDER

- ☑ 6:00pm–6:15pm
 - i. **Roll Call**
 - (1) Establishment of Quorum
 - ii. **Review of August 13, 2025 Minutes**
 - (1) Motion and Vote

II. DEVELOPMENT REVIEW(S)

- ☑ 6:15pm–7:15pm
 - i. **QT #4252 Subdivision Plat (SB2025-041) & Site Improvement Plan (SP2025-081)**
23 Centennial Boulevard (n/f Village Inn)
 - (1) **Summary:** The applicant proposes to demolish the existing Village Inn restaurant and redevelop the 1.516-acre site as a QuikTrip fuel center featuring eight fueling islands and a 5,029-square-foot convenience store. The redevelopment also includes 64 on-site parking spaces, new site lighting, landscaping, and a stormwater management/detention facility. Because the project spans multiple legal parcels, the proposal requires both (1) an Administrative Replat to vacate/adjust existing lot lines and consolidate parcels into a unified development area, and (2) a major Site Improvement Plan (SIP) for the complete redevelopment of the site.
 - (2) Staff Presentation.
 - (3) Design/Ownership Team Presentation.
 - (4) DRC Q&A.
 - (5) Motion and Vote.

III. NON-AGENDA RESIDENT COMMENT

- ☑ 7:15pm–7:30pm
 - i. **None scheduled.** Residents who wish to comment must sign in with HRCA staff.

IV. ADJOURNMENT

- ☑ 7:30pm

9568 University Blvd, Highlands Ranch, CO 80126
Eastridge Rec Center: Admin Wing

