



HIGHLANDS RANCH

COMMUNITY ASSOCIATION

DEVELOPMENT REVIEW COMMITTEE

AGENDA
April 12, 2023
6:00 P.M.

MEETING LOCATION- In person
Northridge Recreation Center, Wetterhorn Room
8800 S Broadway
Highlands Ranch, Colorado 80126

- 6:00 PM** Call to Order – Roll Call
- 6:02 PM** Approval of Meeting Minutes for [March 8, 2023](#)
- 6:05 PM** Introduction of UHealth Highlands Ranch Hospital Addition - Woody Bryant
- 6:10 PM** [UHealth, 1500 Park Central Drive](#) - Presentation and Commentary
- A one-story addition on the north-east side of the existing Medical Office Building (MOB) consisting of approximately 14,719 SF
 - A six-story addition on the east side of the existing Hospital consisting of approximately 156,399 SF
 - The project also includes the renovation of approximately 29,998 SF on Levels G1, 1, and 2 of the existing MOB and Hospital
 - Total square footage including new construction and renovations is 201,116 SF
- 6:55 PM** Introduction of UHealth Highlands Ranch New Medical Office Building (MOB)- Woody Bryant
- 7:00 PM** [UHealth, 1500 Park Central Drive](#) - Presentation and Commentary
- Overall grading and leveling of the site to enable placement of the MOB and provide flexibility for any future development on the HR Hospital Campus. This also will enable a simple/efficient connection from the MOB to the Hospital
 - Integration with existing hospital site circulation and parking configuration
 - Impact to site areas East of proposed MOB
 - 2 curb cuts off SSG Chris Falkel Drive to align with surrounding roadways and provide 2 main entrances and exits onto the east side of site.
 - The east side is the main entry for the MOB, a covered patient and user drop off area is provided directly alongside the facility
 - Landscaped areas around the patient/user drop off area
 - Asphalt paved accessible parking stalls, concrete sidewalks and landscaping
 - Impact to South areas of MOB
 - Asphalt paved accessible parking, concrete sidewalks and landscaping
 - Impact to West areas of MOB
 - This area is home to staff entrance and deliveries
 - Two (2) trash enclosures



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- Emergency generator enclosure; space for 2 generators
- Parking stalls for electrical vehicle charging
- Asphalt paved accessible parking, concrete sidewalks and landscaping
- Impact to North areas of MOB
 - Asphalt paved accessible parking, concrete sidewalks and landscaping

8:00 PM **Non-Agenda Resident Comment** - Residents who wish to comment must sign in with HRCA staff.

8:30 PM **Adjourn**

DRC Meeting Access Information

Mandatory attendance for DRC members

<https://us06web.zoom.us/j/82362412245?pwd=M0NabVVocGhmVkdoNkJDVkdhSEJ1dz09>

Meeting ID: 823 6241 2245

Passcode: 526127

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