



# REQUEST FOR COMMENT/REVIEW

**February 24, 2020**

The Community Development Department requests comments on the following:

<b>Case No:</b>	Z-964-20	<b>Type:</b>	E	<b>Phone:</b>	303-289-3670
<b>Case Planner:</b>	Domenic Martinelli	<b>Email:</b>	dmartinelli@c3gov.com		
<b>Location:</b>	SWC 112 <sup>th</sup> Avenue & US 85				
<b>Applicant:</b>	Quiktrip Corporation Michael Talcott 1499 W 120 <sup>th</sup> Avenue, Suite 110, Westminster, CO 80234	<b>Owner:</b>	Reisbeck Subdivision LLC Susanne Lambdin 2677 S Clayton Street Denver, CO 80210		

## Case Summary

<b>Request:</b>	The applicant is requesting the approval of a concept plan.
<b>Project Description:</b>	The applicant is requesting a concept plan for a 32 acre parcel, for proposed townhome, multi-family, commercial, and gas station uses.
<b>Current Zone District:</b>	ADCO Unincorporated Adams County
<b>Comp Plan:</b>	Residential - High

## Background Information

### Site Information

<b>Site Size:</b>	32.89 Acres
<b>Current Conditions:</b>	Vacant
<b>Existing Right-of-Way:</b>	E 112 <sup>th</sup> Avenue (North), Belle Creek Blvd (West), US 85 (East)
<b>Neighborhood:</b>	Belle Creek
<b>Existing Structures:</b>	Yes
<b>Structures to Remain?</b>	No

## Referral Information

Please review the proposal and forward written comments to:

City of Commerce City  
Community Development Department  
Attn: **Domenic Martinelli**  
7887 East 60<sup>th</sup> Avenue  
Commerce City, CO 80022

If **no response** is received by the date below, the assumption will be made that you have **no objections or concerns** regarding the above proposal.

**Comments Due:** **Monday, March 23, 2020**

**PRT/DRT Date:** **Thursday, March 26, 2020**