



# Commerce City

7887 E. 60th Ave.  
Commerce City, CO 80022  
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## Council Communication File Number: Res 2023-032

**Agenda Date:** 3/20/2023

**Version:** 1

**Status:** Agenda Ready

**In Control:** City Council

**File Type:** Resolution

A RESOLUTION FINDING SUBSTANTIAL COMPLIANCE OF THE ANNEXATION PETITION IN CASE AN-258-23, KNOWN AS THE QUIKTRIP ANNEXATION AND SETTING A PUBLIC HEARING TO DETERMINE ELIGIBILITY FOR SUCH ANNEXATION

**Summary and Background Information:** The proposal for this Resolution is not to hold a public hearing to consider the annexation of the land but rather to set the public hearing date to hear the proposal for annexation. This is the first step in the annexation process to move forward with a public hearing to hear the annexation request. The applicant is requesting approval for the annexation of approximately 14 acres, located generally at the southwest corner of East 81st Avenue and Tower Road. The property to be annexed is owned by QuikTrip Corporation. It will be developed as a commercial development in conformance with the City's Comprehensive Plan. A vicinity map has been included for the specific location. All of the property is currently zoned with an Adams County Agriculture-3 (A-3) zoning designation and is requested to be rezoned to Commerce City Planned Unit Development (PUD) via annexation zoning case Z-962-20-23, which is being processed concurrently. The public hearing for this annexation case is scheduled for May 1, 2023. The petition has been reviewed and accepted by the city staff.

**Staff Responsible (Department Head):** Tricia McKinnon, Community Development  
Acting Director

**Staff Member Presenting:** Dalton Guerra, Planner

**Financial Impact:** N/A

**Funding Source:** N/A

**Staff Recommendation:** Approval to set the Public Hearing for May 1, 2023.

**Suggested Motion:** I move to approve Resolution 2023-032 to set the public hearing for annexation case AN-258-23 on May 1, 2023.