



TURNKEY
General Contractors, Inc.

October 22, 2021

Commerce City Planning Department
7887 E. 60th Ave.
Commerce City, CO 80022

Re: 9801 Havana, PUD amendment

To Whom It May Concern:

This letter serves as a narrative for our application to amend the Mountain View Industrial Park PUD.

The application is limited to changing the designation of Block 3, Lot C, also known as 9801 Havana St., from an I-1 designation to an I-2 designation.

We are not requesting any other modifications to the PUD, nor requesting to amend any standards.

9801 Havana is an existing fully developed site.

There are numerous existing I-2 uses immediately surrounding this site and throughout the development, so by changing the designation to I-2, future uses would be completely consistent with the neighborhood and the surrounding properties.

Please also refer to the use determination letter we received from Commerce City, dated 6/15/21.

Attached please find the amendment document with the information as requested during our pre-application and also subsequent conversations with Commerce City planning.

If you have any questions, please don't hesitate to contact me.

Sincerely,

TURN KEY GENERAL CONTRACTORS, INC.

A handwritten signature in black ink, appearing to read 'Glenn Massarotti', with a stylized flourish at the end.

Glenn Massarotti
Project Manager