

## Public Notice

### **NOTICE OF PUBLIC HEARING PLANNING COMMISSION COMMERCE CITY, COLORADO**

Notice is hereby given that this public hearing will be conducted on May 03, 2022 at 6:00 p.m. at the Commerce City Civic Center, 7887 East 60th Avenue. The Planning Commission will consider:

**1. Z-964-21-22:** QuikTrip Corporation is requesting an annexation zone change from ADCO I-1 (Adams County Industrial-1) to Commerce City PUD (Planned Unit Development) zone district to allow for the development of QuikTrip, and other future commercial and residential uses on the remainder of the site, located at the Southwest Corner of US Highway 85 & E. 112th Avenue. In addition, QuikTrip is requesting a zone change from previously vacated railroad right of way, zoned Commerce City I-1 (Light Intensity Industrial) to Commerce City PUD zone district.

**2. Z-971-21-22:** UDC Miller LLC is requesting an annexation zone change from ADCO A-3 (Adams County Agricultural-3) to Commerce City PUD (Planned Unit Development) to allow for the development of a single-family residential subdivision called Eberly Place, located at 10070 Potomac Street.

**3. S-772-20-22:** Cohen Denver Airport, LLC is requesting approval of the Legato West Filing No. 1 Final Plat to create 181 lots and 7 tracts on approximately 34.84 acres for future single-family detached residential homes, for the property generally located between Tower Rd and E-470, south of 96th Avenue, west of Himalaya Parkway, and between E. 93rd Place and E. 95th Avenue (Tract D), zoned Legato PUD (Planned Unit Development District).

**4. S-771-20-22:** Cohen Denver Airport, LLC is requesting approval of the Legato Filing No. 2 Final Plat to create 131 lots and 7 tracts on approximately 32.38 acres for future single-family detached residential homes, for the property generally located between Tower Rd and E-470 and south of 96th Avenue, west of Himalaya Parkway, and between Cathay Court and Argonine Street (Tract D2), zoned Legato PUD (Planned Unit Development District).

Advance registration for virtual testimony/public input is required. Additional information and instructions to register for testimony can be found in the published agenda at <https://commerce.legistar.com> and at [www.c3gov.com/PC](http://www.c3gov.com/PC) or by contacting staff at 303.289.3679 or [kmemmer@c3gov.com](mailto:kmemmer@c3gov.com).  
Notificatcion de un Proyecto de Desarrollo potencial cerca de su. Para servicios de traduccion al espanol, llame al Kim Adame 303-227-8818.

Jonathan Popiel  
Planning Commission Chairman

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