

Neighborhood Meeting Summary

Land Use Map Amendment Discussion

Proposed Land Use Map Amendment: Approximately 23.7 acres located on the N/W corner of 120th Ave. and Chambers Rd.

Parcel Numbers: (Parcel Numbers APN #0156931000028 and APN #156931400001)

Applicant: (Adams Crossing, LLC)

Land Use Amendment Case # LUP25-0001

Meeting location: Adams County Building – Platt River Rm. #3

Meeting held: October 28th, 2025

Time: 6PM – (Neighborhood Attendance list Exhibit “A” attached)

Commerce City officials in attendance:

Nathan Chavez – Commerce City planner

Topics of discussion:

1. Expression of gratitude:

Some expressions of gratitude were expressed towards the property ownership for their willingness to modify the conceptual design layout omitting buildings immediately behind the existing residences bordering the property.

2. Existing Trees:

One of the neighbors discussed the mature trees growing along a portion of the O'brian canal on the property and asked that the property owner consider a site layout that would not require the removal of the existing trees if possible. It's not clear if the trees are on the landowners property.

3. Traffic Safety

Some of the neighbors expressed concerns for the furthest north drive access which is reflected on the conceptual plan and is closest to their neighborhood. There is a concern for traffic congestion where the neighborhood and proposed commercial site merge onto Chambers Road.

Future Hearing Dates: Future Hearing Dates were shared with those in attendance with the next planning meeting scheduled for December 2, 2025

Exhibit "A"

Neighborhood Meeting List of Attendees

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1. Nathan Chavez – Commerce City planner

October 28, 2025

Neighborhood Meeting
Land Use Amendment Case # LUP25-0001

NAME

JOSEPH HEW

Larry LaGuardia

Christine LaGuardia

Krista Deest

Justin Deest

Brittany McGinnis

RICHIE MCGINNIS

Anita Brenner

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Julius Robinson

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