



Location: Southeast and Southwest Corners  
of U. S. Highway 85 and E. 104<sup>th</sup>  
Avenue

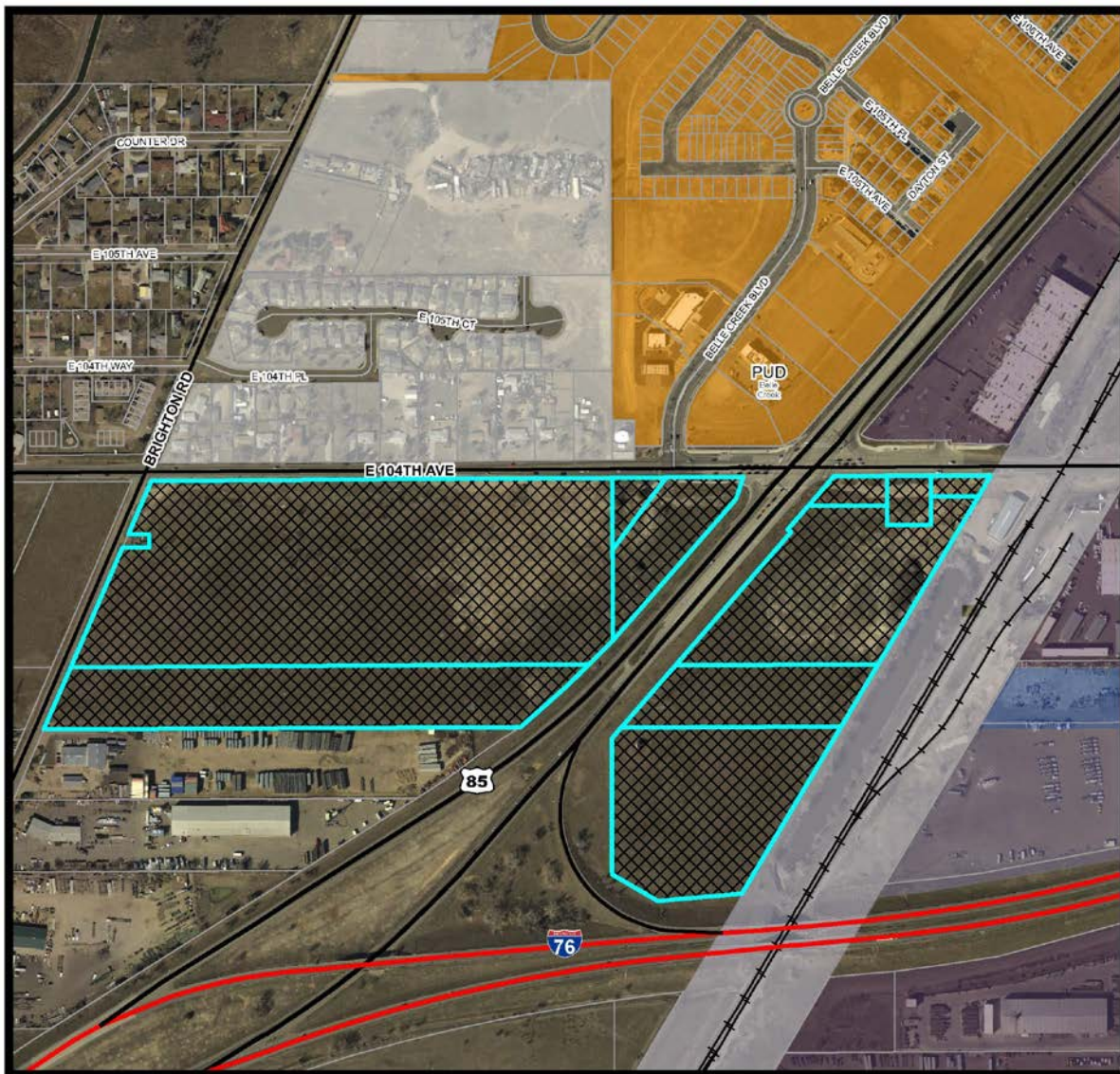
Applicant: Commerce Place, Inc.

Request: Annexation petition eligibility  
hearing

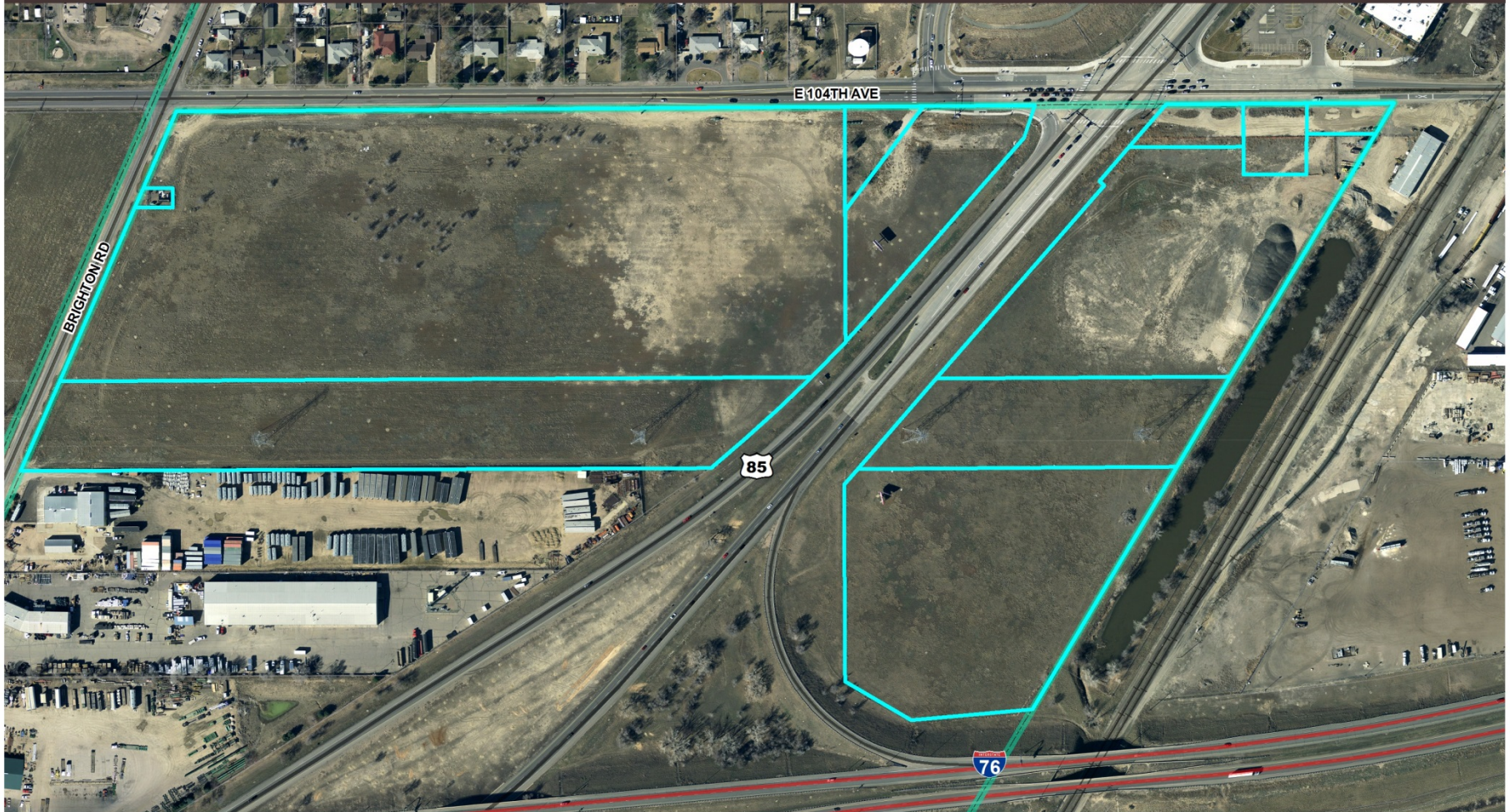
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**AN-235-15**

# Location









0 75 150 300 450 600 Feet

## Legend

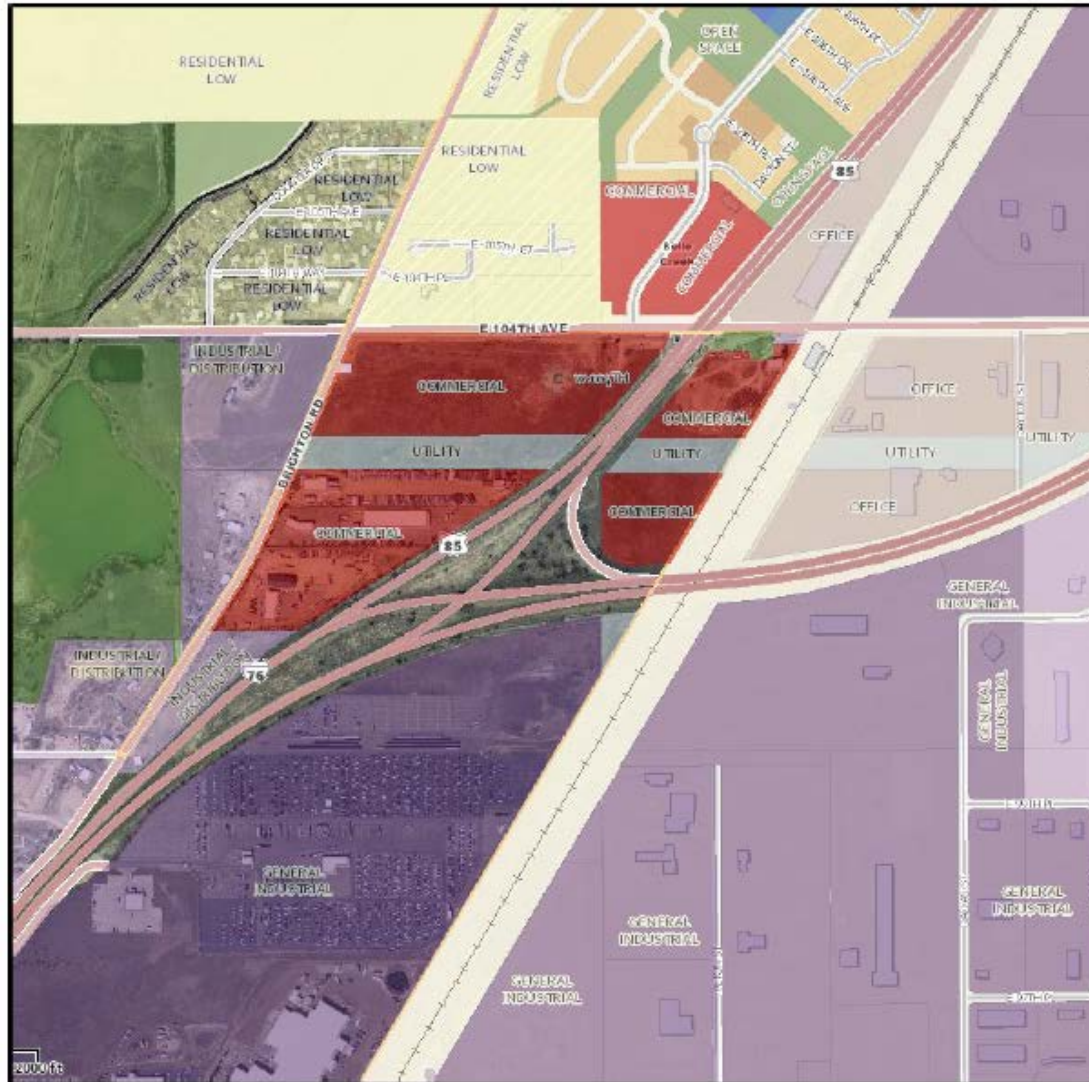
-  City Limit Boundary
-  IGA Annexation Growth Boundary

Commerce City Planning Division  
Prepared By: CD\_AXMACHNER  
Date Saved: never  
Document Path:

PIN: <enter property PIN>



# Comp Plan Designation



# Current Request

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- Determine whether the property is eligible for annexation into Commerce City, if an annexation election must be held, and if terms and conditions will be imposed
  - Consideration of an annexation ordinance would occur at a later date
  - Applicant has submitted an application for PUD zoning for the site which is pending a response to comments provided by staff

# Recommendation

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- Find the subject property eligible for annexation.
- Find that no election must be held.
- Find that no terms and conditions will be imposed except as agreed to by the City and petitioners.



Commerce  
CITY

# Questions?

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- Staff is available to answer any questions

