

Commerce City Code Enforcement	1
Zone District	1-2
Building Class	Industrial
Setbacks:	
Side	20'
Rear	25'
Front	20'
Eaves may project into setback	12'
Min Lot Area	50000
Min FAR	0.05
Min Height	15'
Max Height	50'
Lot Area	19086
Existing S.F.:	
E Office & Shop	2240
Small shed (demo)	288
Shed	756
Total	3284
Proposed	
Shop addition	450
Office/storage addition	1055
Add'n Total	1505
New total	4501
	45.83%

Zoning General Requirements
Is your project one of the following types of development?
• Any commercial or industrial use on a vacant lot
• Commercial or industrial additions that are 5,000 square feet or larger in size
• Commercial or industrial additions that constitute more than 50% of the existing floor area of a building
A development plan review or Planned Unit Development (PUD) Development Permit review is required before a building permit can be issued.

SCALE: AS NOTED

DATE: 2017/02/22

CONTACT: CHUCK WAGNER

PROJECT No: 1706

DRAWN BY: M. CARVALHO

CHKD BY: M. CARVALHO

ISSUED FOR: REVIEW

CLIENT:

OFFICE & STORAGE ADDITIONS
ALL WEST SURFACE PREP
6620 E 56TH AVE
COMMERCE CITY, CO 80022

TITLE:
PROPOSED SITE PLAN

NO.

DATE

ISSUE/ REVISION

CADMAN Inc.

DESIGN AND ARCHITECTURE

CADMAN, INC. 15528 NAVAJO ST.
BROOMFIELD, CO 80023 PH:303-941-2152

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