



Legislation Text

File #: Ord NIGID 174, **Version:** 1

AN ORDINANCE INCLUDING CERTAIN LANDS INTO THE CITY OF COMMERCE CITY NORTHERN INFRASTRUCTURE GENERAL IMPROVEMENT DISTRICT

Summary and Background Information:

Property Information

- The property was annexed into Commerce City in 2008 as a part of the Northern Range Enclave Annexation and remained vacant for a number of years.
- The property consists of approximately 61 acres of land zoned industrial.
- This applicant is proposing to develop this site for 5 buildings, including office, flex, warehouse, and light industrial activities totaling approximately 953,000 square feet.

Inclusion information

- The GID inclusion petition resulted from annexing into Commerce City and acquiring sanitary sewer resources from South Adams County Water and Sanitation District (SACWSD).
- The applicant has included into SACWSD.

The applicant has met all requirements for inclusion.

Staff Responsible (Department Head): Chris Cramer, Community Development Director

Staff Member Presenting: Steve Timms, Planning Manager

Financial Impact: N/A

Funding Source: N/A

Staff Recommendation:

Recommends the NIGID Board approve the Ordinance allowing for the inclusion of REEP Brennan Commerce City JC LLC's property at the southwest corner of E. 112th Avenue and Havana Street into the Commerce City Northern Range Infrastructure General Improvement District. The applicant has met all of the requirements for inclusion including paying all fees and assessments in full at the time of application for inclusion.

Alternatives:

One option would be for the Board to approve the inclusion; another option would be for the Board to deny the request.