



Commerce City

7887 E. 60th Ave.
Commerce City, CO 80022
c3gov.com

Council Communication

File Number: Res URA 2025-003

Agenda Date: 3/3/2025

Version: 1

Status: Draft

In Control: City Council

File Type: URA Resolution

Agenda Number:

A RESOLUTION APPROVING A TEMPORARY CONSTRUCTION EASEMENT TO CDOT ON PROPERTY LOCATED ON TRACT B OWNED BY THE URBAN RENEWAL AUTHORITY OF THE CITY COMMERCE CITY ALONG THE NORTH SIDE OF E. 62ND AVENUE BETWEEN HIGHWAY 2 AND GLENCOE STREET TO THE CITY OF COMMERCE CITY TO ACCOMMODATE IMPROVEMENTS FOR THE VASQUEZ IMPROVEMENT PROJECT

Summary and Background Information:

The former Mile High Greyhound Park site is currently being redeveloped into a vibrant, mixed-use development in the heart of Commerce City. With land devoted to residential, retail/commercial, open space, and public uses, the property is poised to help revitalize the area as an important community hub.

Purchased by the Urban Renewal Authority of Commerce City (CCURA) in 2011, the site is an officially designated urban renewal area, which allows the use of tax increment financing (TIF) to be used as a funding source for redevelopment.

A number of public improvements are necessary for continued redevelopment of the property. Specifically, the Colorado Department of Transportation (CDOT) is undertaking roadway improvements at the intersection of Vasquez Blvd/State Highway 2 and 62nd Avenue. The roadway modifications are necessary to improve vehicular circulation and increase safety at this intersection benefiting users of the site and city residents.

CCURA is currently the owner of Tract B of MHGP, adjacent to the proposed Vasquez and 62nd Ave. improvements. To allow construction the necessary improvement, the CCURA must grant a Temporary Construction Easement (TCE) to CDOT. As the name implies, the easement is granted for the duration of the time necessary to construct the improvements after which time access lapses.

Staff Responsible (Department Head): Terrance Ware, Director of Urban Renewal

Financial Impact: \$1.00

Staff Recommendation: Approve Resolution URA RES 2025-003 as presented

Suggested Motion: Approve Resolution URA RES 2025-003 as presented