



## Request for Comments

Case Name: Starlight Concrete CUP

Case Number: RCU2023-00011

March 30, 2023

The Adams County Community and Economic Development Department is requesting comments on the following application: **Conditional use permit to allow accessory storage of vehicles exceeding 7,000 lbs in the Residential-1-C zone district.** This request is located at 8440 ULSTER ST. The Assessor's Parcel Number is 0172128100026.

Applicant Information:

JOAQUIN CHAVEZ  
8440 ULSTER ST  
COMMERCE CITY, CO 800225013

Please forward any written comments on this application to the Community and Economic Development Department at 4430 South Adams County Parkway, Suite W2000A Brighton, CO 80601-8216 or call (720) 523-6800 by **04/21/2023** in order that your comments may be taken into consideration in the review of this case. If you would like your comments included verbatim please send your response by way of e-mail to [LCampbell@adcogov.org](mailto:LCampbell@adcogov.org).

Once comments have been received and the staff report written, the staff report and notice of public hearing dates may be forwarded to you upon request. The full text of the proposed request and additional colored maps can be obtained by contacting this office or by accessing the Adams County web site at [www.adcogov.org/current-land-use-cases](http://www.adcogov.org/current-land-use-cases).

Thank you for your review of this case.

Lia Campbell  
Planner I

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I want to give a detailed explanation as to why I want to be granted permission to have my work trucks in my property.

I registered the company Starlight Concrete in 2001. My first truck was parked at 1009 Fulton St. in Aurora. Unfortunately, the city prohibited me from having the mixing truck parked on the street.

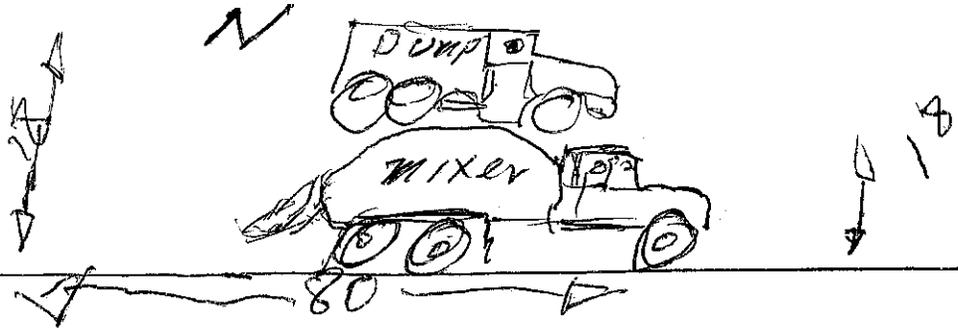
Since then, I started renting a parking lot for many years, but I endured countless acts against my vehicles from theft of my Diesel gasoline, tire punctures, and even theft of my vehicle batteries. On one occasion, the tire nuts were loosened on the front wheel of one of my vehicles. All out of envy, I never knew who did this to my vehicles.

I bought my current property thinking that maybe this would be the solution to parking my vehicles, but someone referred the county to my property to make me look bad.

I would like to thank Mrs. Lia Campbell for listening to me. I may have no choice but to sell my trucks and retire from work if I am not granted this permit.

I thank all of you for your attention on this matter.

Garden  
sprinkler  
system

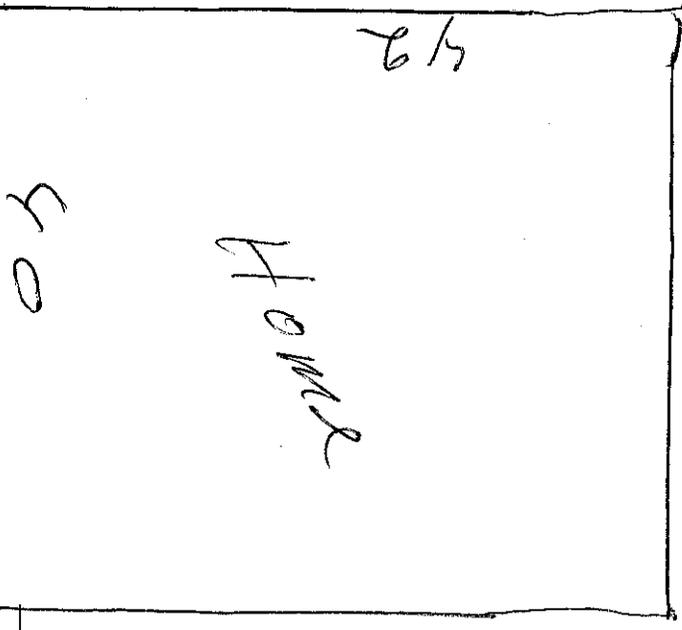


Slais Door

ALL This is concrete

Concrete  
concrete

ALL This is concrete



Garden  
sprinkler  
system

Garden

sprinkler  
system

Slais Door

Storage

Garden  
sprinkler  
system

21525 ST  
W