

Request for Comments

Case Name: Pike View Homes PUD, Amendment No. 2

Case Number: PUD2023-00006

May 1, 2023

The Adams County Planning Commission is requesting comments on the following application: **Minor Amendment to a final development plan to allow the installation of a monument sign.** This request is located at 243 W 80TH AVE. The Assessor's Parcel Number is 0171927324025.

Applicant Information: Woodspear Properties

5050 S SYRACUSE ST SUITE 900
DENVER, CO 80237

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 05/18/2023 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 CSpaid@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.

Thank you for your review of this case.

Cody Spaid
Planner II

BOARD OF COUNTY COMMISSIONERS

Eva J. Henry
DISTRICT 1

Charles "Chaz" Tedesco
DISTRICT 2

Emma Pinter
DISTRICT 3

Steve O'Dorisio
DISTRICT 4

Lynn Baca
DISTRICT 5

March 27, 2023

Hilltop View Apartments

243 W 80th Ave, Denver, CO 80221

WRITTEN EXPLANATION OF THE PROJECT:

The purpose of this PUD minor amendment application submittal is to request the installation of a new monument sign at the location 243 W 80th Ave, Denver, CO 80221. Currently, there are (2) existing signs which are in disrepair and will be removed entirely below grade. The new sign is to be installed on the east side of the south entrance along W 80th Ave, perpendicular to the road. This sign upgrade will consist of a metal frame with painted metal skirting and double-sided wood sign face with halo lit letters/logo. (see attached elevation drawing) Along with the sign upgrade, the new owner plans to paint all buildings within the complex, as well as, add new landscaping to enhance the overall appearance of the entire property. Fabrication of the new monument sign will be scheduled immediately upon approval of both the PUD minor amendment and sign permit. Installation will take place approximately 8 weeks from the fabrication start date.

Thank you,

Lacy Lowry

Architectural Signs

303-483-3055

lacy@architecturalsigns.com

A handwritten signature in cursive script, appearing to read "Lacy Lowry".

Install Address: 243 W 80th Ave, Denver, CO 80221
 Conifer Landing LLC

Parcel# 0171927324025 Zone District: P-U-D



7302 S. Alton Way, Centennial CO 80112

The Design Shown Here is Satisfactory And Herby Accepted. ASI is Authorized To Do The Work As Specified. I Understand Any Changes Made After This Approval Will Be Charged For.

The above design is the property of Architectural Signs. It is not to be used, copied, or reproduced in any way without the written consent of Architectural Signs. We reserve the right to photograph and/or distribute or publish in our company's promotional and marketing materials, and comparable presentations as samples for our portfolio, newsletters, brochures, slide presentations and similar media.

Usage of these plans or designs to build similar signage to the one embodied, or designs of any graphics included within the design plan is strictly prohibited. In the event of reuse or modification of any portion of the plan or design without the written consent of Architectural Signs, fees up to \$5000 per hour will be charged for reimbursement of time and effort. Copyright 2018

Architectural Signs will endeavor to closely match colors, including PMS, when specified. We cannot guarantee matches due to variations in color materials and print methods.

File Name: 243 W 80th Ave SITE PLAN
 File Location: Conifer Landing Hilltop View Permit

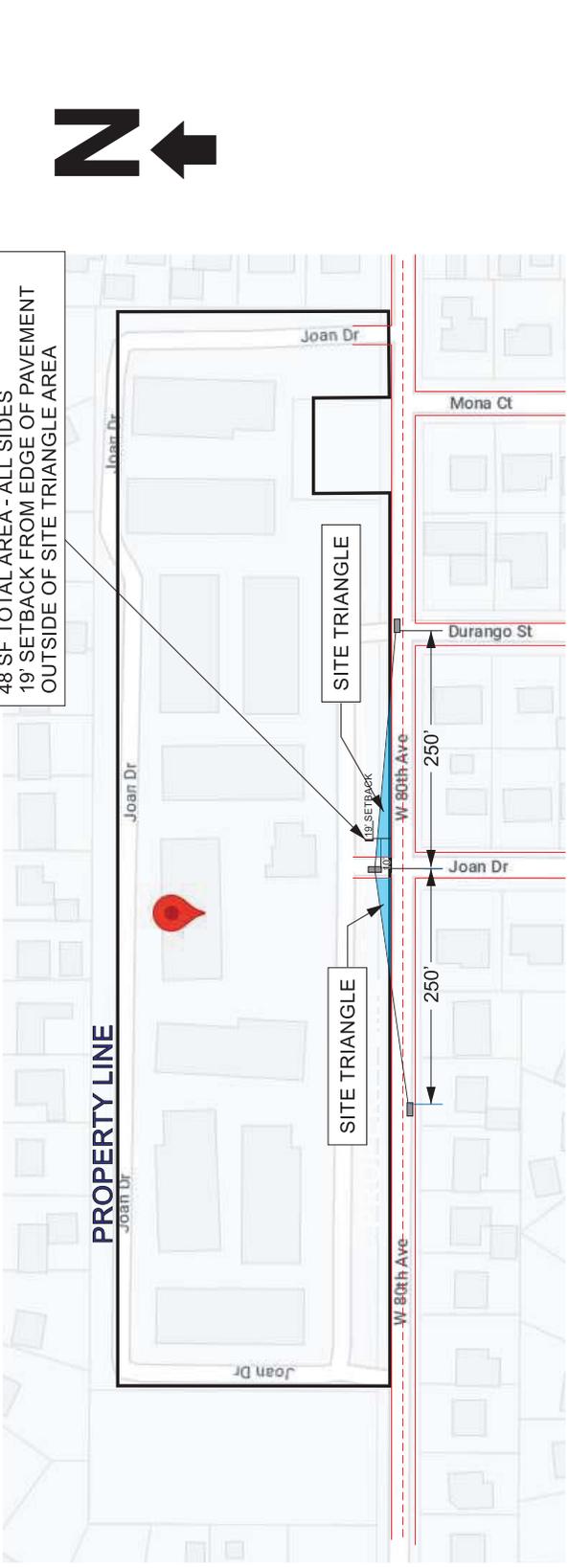
Date: Feb. 22, 2023
 Customer: Woodsepar Properties

Revisions:

Rev. No. 5	Date: 6/10/2022
	By: TK

Client Approval	Date
Sales Approval	Date
Estimator Approval	Date
Production Mgr Approval	Date

Sheet No. 1.0



ZOOMED IN VIEW

