



Request for Comments

Case Name: Sherrelwood Village Planned Unit Development, Amendment No. 2

Project Number: PUD2024-00006

July 25, 2024

The Adams County Planning Commission is requesting comments on the following application: **Major amendment to the Sherrelwood Village Planned Unit Development. The amendment proposes 70 townhouse dwellings.** This request is located at 8000 PECOS ST. The Assessor's Parcel Number is 0171928400003, 0171933100009, 0171933124036, 0171933124037, 0171933124038, 0171933124039, 0171933124057.

Applicant Information:

ROBERT PALMER
2595 PONDEROSA RAOD
FRANKTOWN, CO 80116

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 08/16/2024 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 NEagleson@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.

Nick Eagleson

Nick Eagleson
Senior Strategic Planner

BOARD OF COUNTY COMMISSIONERS

Eva J. Henry
DISTRICT 1

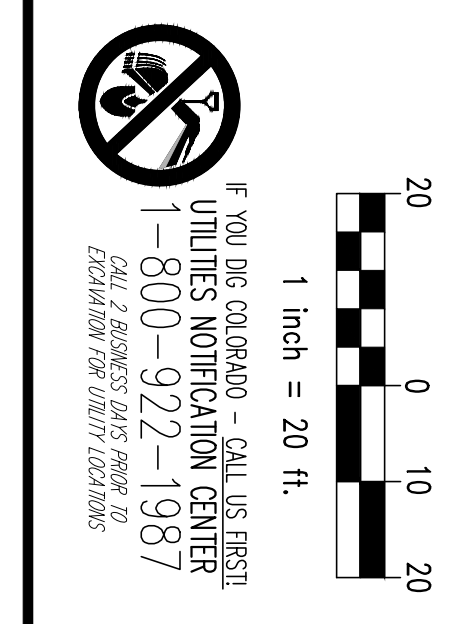
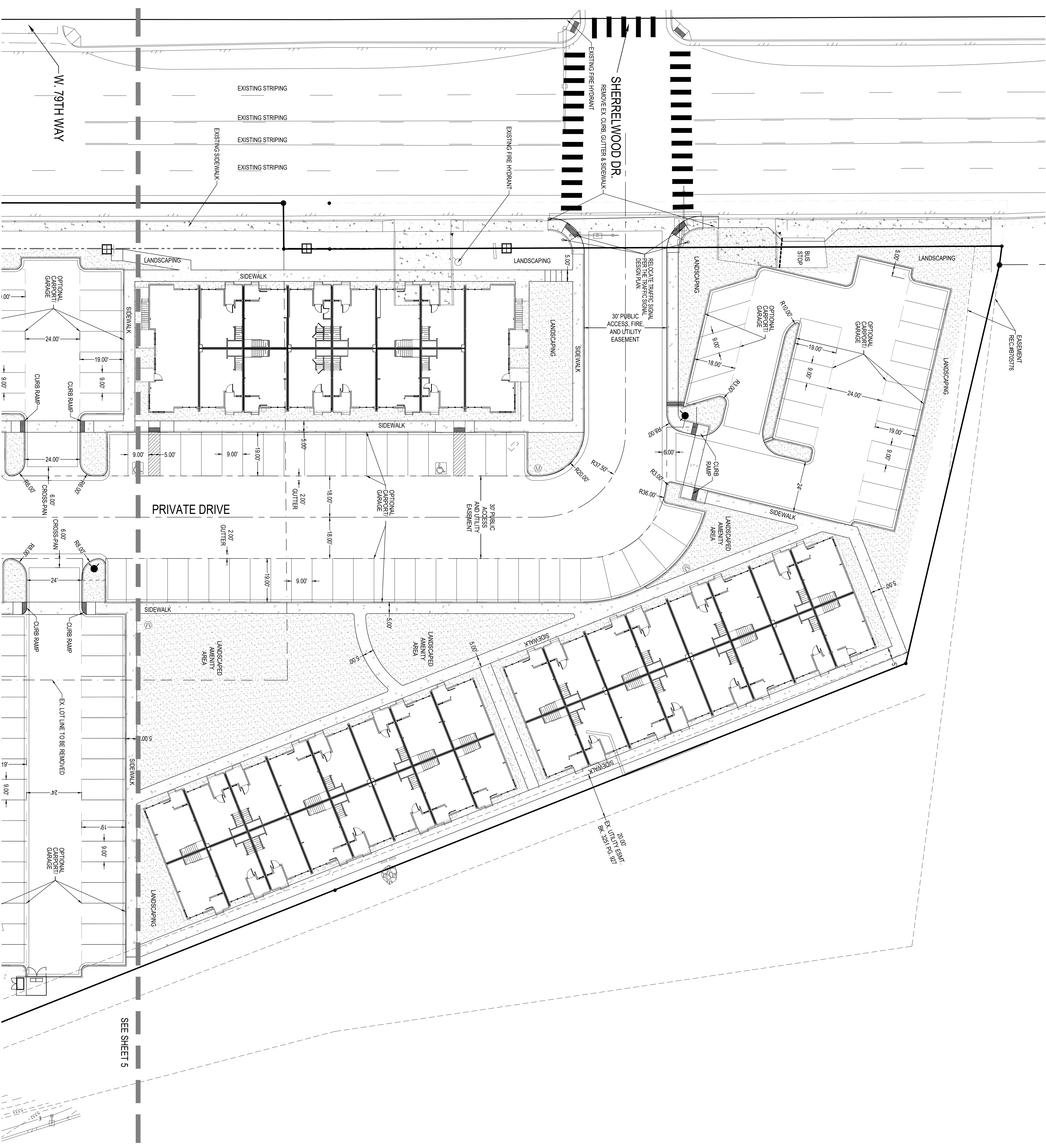
Charles "Chaz" Tedesco
DISTRICT 2

Emma Pinter
DISTRICT 3

Steve O'Dorisio
DISTRICT 4

Lynn Baca
DISTRICT 5

- SITE PLAN LEGEND**
- 1. SIDEWALKS
 - 2. EXISTING SIDEWALK
 - 3. CURB & SIDEWALK OVERLAP (MIN. 5" MIN. OVERLAP)
 - 4. EXISTING STRIPING
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IF YOU DO COLORADO - CALL US FIRST!
UTILITIES NOTIFICATION CENTER
1-800-972-1987
CALL 2 BUSINESS DAYS BEFORE
EXCAVATING OR VERIFY LOCATIONS

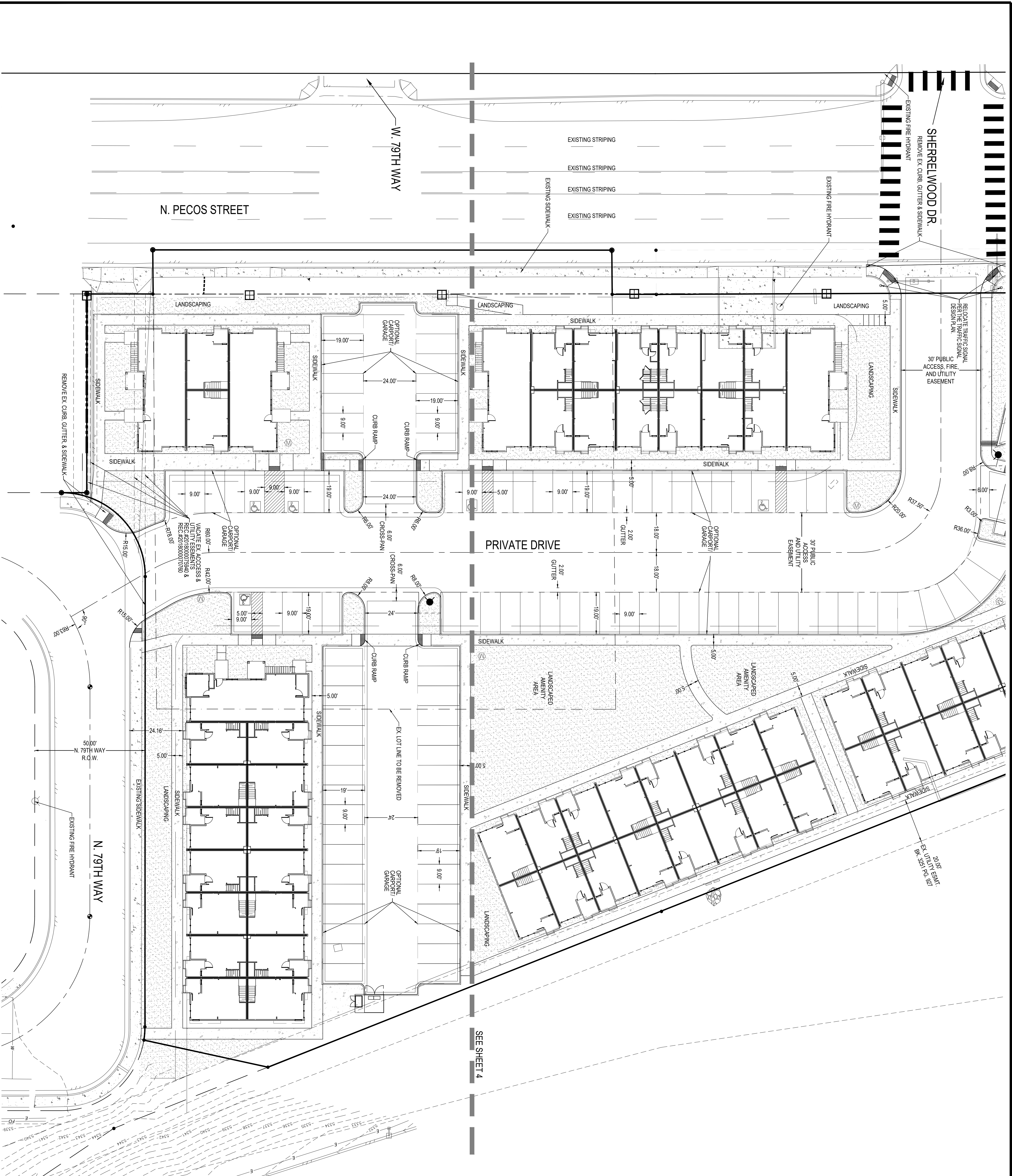
4 OF 12

CONCEPTUAL SITE PLAN

DATE:	06/18/2024
DESIGNED BY:	RJP
DRAWN BY:	SEL
CHECKED BY:	FPP
DATE:	06/18/2024
FILE NAME:	CURRENT.DWG
PROJECT NO.:	S.S. 24-0274-01

ELWOOD NORTH TOWNHOMES
8000 N. PECOS STREET
ADAMS COUNTY, CO

SCALE: AS NOTED



- SITE PLAN LEGEND**
- 1. EXISTING SIDEWALK
 - 2. EXISTING STRIPING
 - 3. EXISTING FIRE HYDRANT
 - 4. EXISTING CURB, GUTTER & SIDEWALK
 - 5. EXISTING LANDSCAPING
 - 6. EXISTING UTILITY
 - 7. EXISTING EASEMENT
 - 8. EXISTING DRIVEWAY
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 - 20. EXISTING DRIVEWAY

DELWEST
 155 SOUTH MADISON ST., SUITE 326
 DENVER, CO 80209

Strattek Land Solutions, Inc.
 2956 PONDROSA ROAD
 FLORENCE, CO 80118
 rjames@strattek.com
 Robert J. James, P.E.
 Professional Engineer

LAWRENCE ARCHITECTURE, INC.
 RICK LAWRENCE, AIA
 RICK@LAWARCH.COM

By Robert J. James, P.E.
 Licensed Professional Engineer (CO PE #3520)
 AS PROVIDED FOR STRATTEK LAND SOLUTIONS, INC.

ROBERT J. JAMES, P.E.
 PROFESSIONAL ENGINEER

ELMWOOD NORTH TOWNHOMES
 8000 N. PECOS STREET
 ADAMS COUNTY, CO

CONCEPTUAL SITE PLAN

5 OF 12

SCALE: AS NOTED

DATE: 06/18/2024

DESIGNED BY: RJP

DRAWN BY: SEL

CHECKED BY: FPP

DATE: 06/18/2024

SCALE: 1 inch = 20 ft.