

CITY OF LITTLETON, COLORADO
HPC Resolution No. 05
Series, 2025

**A RESOLUTION OF THE HISTORICAL PRESERVATION COMMISSION OF
THE CITY OF LITTLETON, COLORADO APPROVING A CERTIFICATE OF
APPROPRIATENESS FOR THE BUILDING LOCATED AT 2450 WEST MAIN
STREET**

WHEREAS, Section 10-9-8.1 of the Unified Land Use Code authorizes the historical preservation commission to consider, approve, and certify the historical appropriateness of a proposed alteration of a landmark or property in a historic district; and

WHEREAS, the current tenant of the building located at 2450 West Main Street is the Town Hall Arts Center (“THAC”); and

WHEREAS, the City of Littleton, as the owners of the property referenced in Exhibit A, attached hereto and fully incorporated herein, by and through the City Manager, has approved the THAC’s application for a certificate of appropriateness under the provisions of the Unified Land Use Code; and

WHEREAS, on November 17, 2025, the historical preservation commission of the City of Littleton, Colorado, held a public hearing at its regular meeting to consider a certificate of appropriateness application for the building located at 2450 West Main Street.

**NOW, THEREFORE, BE IT RESOLVED BY THE HISTORICAL PRESERVATION
COMMISSION OF THE CITY OF LITTLETON, COLORADO, THAT:**

Section 1. The historic preservation commission finds, based on the evidence and testimony presented during the public hearing, the following in fact:

- a. The submitted application was found to be complete through the city’s review process; and
- b. Proper notice was provided according to Section 10-9-3.5 and Table 10-9-3.9.1 of the Unified Land Use Code;
- c. The proposed alterations represented in Exhibit B, attached hereto and fully incorporated herein, meet the decision criteria within the Unified Land Use Code outlined in Section 10-9-8.1(C).

Section 2. The Resolution constitutes the written findings and decision of the City of Littleton’s Historical Preservation Commission.

Section 3. On the basis of the above, the historical preservation commission **APPROVES**, the certificate of appropriateness for the property located at 2450 W. Main Street.

Section 4. Expiration. In accordance with the Littleton City Code, the certificate of appropriateness shall expire and be null and void if the activity for which the certificate is issued is not commenced within one (1) year of the date the certificate of appropriateness is approved.

INTRODUCED , READ AND ADOPTED at a regularly scheduled meeting of the Historical Preservation Commission of the City of Littleton, Colorado, on the 17th day of November, 2025, at 6:30 p.m. at the Littleton Center, 2255 West Berry Avenue, Littleton, Colorado

ATTEST:

Wendy Shea-Tamag
DEPUTY CITY CLERK

Paige Alcorn
CHAIR

APPROVED AS TO FORM:

Atasi Titlow
SR. ASSISTANT CITY ATTORNEY



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EXHIBIT A
LEGAL DESCRIPTION

W 7 IN OF LOT 8 & LOT 9 BLK 8 LITTLETON