

1 CITY OF LITTLETON, COLORADO

2  
3 HPC Resolution No. 01

4  
5 Series, 2025

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7 A RESOLUTION OF THE HISTORICAL PRESERVATION COMMISSION OF  
8 THE CITY OF LITTLETON, COLORADO, CONDITIONALLY APPROVING A  
9 CERTIFICATE OF APPROPRIATNESS FOR THE BUILDING LOCATED AT 2659  
10 WEST MAIN STREET  
11

12  
13 WHEREAS, Section 10-9-8.1 of the Unified Land Use Code authorizes the historical  
14 preservation commission to consider, approve, and certify the historical appropriateness of a proposed  
15 alteration of a landmark or property in a historic district; and  
16

17 WHEREAS, BAB LLC, as the owner of the property referenced in Exhibit A, attached  
18 hereto and incorporated fully herein, by and through Earth Saving Solution, applied for a certificate of  
19 appropriateness under the provisions of the Unified Land Use Code; and  
20

21 WHEREAS, on February 13, 2025, the historical preservation commission of the City of  
22 Littleton, Colorado held a public hearing at its regular meeting to consider the certificate of appropriateness  
23 application for the building located at 2659 West Main Street.  
24

25 NOW, THEREFORE, BE IT RESOLVED BY THE HISTORICAL  
26 PRESERVATION COMMISSION OF THE CITY OF LITTLETON, COLORADO, THAT:  
27

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

- 30 a. The submitted application was found to be complete through the city’s review process;  
31 and  
32 b. Proper notice was provided according to Section 10-9-3.5 and Table 10-9-3.9.1 of the  
33 Unified Land Use Code; and  
34 c. The proposed alterations represented in Exhibit B, attached hereto and fully  
35 incorporated herein, meet the decision criteria within the Unified Land Use Code  
36 outlined in Section 10-9-8.1(C), with the following conditions:  
37 a. The existing elevations need to accurately depict the removed garage doors,  
38 and visually show that the proposed doors are in-kind replacements on the  
39 proposed elevations and material specifications sheet; and  
40 b. Paint the mechanical equipment a color that will further reduce its appearance.  
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42 Section 2. The Resolution constitutes the written findings and decision of the City of Littleton’s  
43 Historical Preservation Commission.  
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45 Section 3. On the basis of the above, the historical preservation commission conditionally approves  
46 the certificate of appropriateness for the property located at 2659 W. Main Street.  
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48 Section 4. Expiration. In accordance with the Littleton City Code, the certificate of appropriateness  
49 shall expire and be null and void if the activity for which the certificate is issued is not commenced within  
50 one (1) year of the date of the certificate of appropriateness of approval.  
51

1 INTRODUCTION, READ AND ADOPTED at a regularly scheduled meeting of the Historic  
2 Preservation Commission of the City of Littleton, Colorado, on the 13th day of February, 2025, at 6:30 p.m.  
3 at the Littleton Center, 2255 West Berry Avenue, Littleton, Colorado.

4 ATTEST:

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6 \_\_\_\_\_  
7 Wendy Shea-Tamag  
8 DEPUTY CITY CLERK

9 \_\_\_\_\_  
10 Paige Alcorn  
11 Chair

12 APPROVED AS TO FORM:

13 \_\_\_\_\_  
14 Atasi Titlow  
15 SR. ASSISTANT CITY ATTORNEY



1  
2 THAT PART OF LOTS 16-19 & 23-24 BLK 1 LITTLETON DESC AS BEG 150 FT W OF SE COR  
3 OF LOT 16 TH S 300 FT M/L TH W 74 FT TH N 172.61 FT TH W 142.21 FT TH NE 41.54 FT &  
4 51.95 FT TH E 31 FT TH NE 131.89 FT TH SE 56.83 FT TH E TO BEG