

City of Littleton

Staff Use Only

FEE \$

CASE NUMBER:

CASE PLANNER:

Planned Development Overlay OFFICIAL APPLICATION FORM

- Applicant's submitting applications for the initial review shall submit directly to the Planning and Zoning Division in Community Development.

Project Name: SOUTH CURTIS STREET DUPLEX

Pre-application Meeting Date: 9.22.10

Property Address or General Location 5530 S. CURTIS ST., LITTLETON, CO 80120

Parcel Number (if existing at this time)

Size of Parcel in Acres 0.137 AC

Applicant Information:

Name (print): MA ARCHITECTS

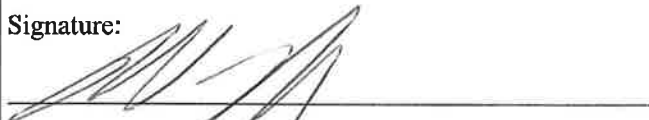
Contact (if different): WILLIAM RIVERA JR.

Mailing Address: 2329 W. MAIN ST., #201

City, State, Zip: LITTLETON, CO 80120 Phone 303-730-7720 x102

Cell: , Fax: E-mail: W.RIVERA@MAARCHITECTS.US

Signature:



Title PROJECT ARCHITECT

Date: 10.20.10

Is the applicant (above) the owner of the property? Yes _____ No ☒ (Check one)

If no, please provide a typed sheet listing the property owners names with addresses and phone numbers.

ATTACH a signed and notarized statement from the owner stating that there is no objection to the application and that the applicant is authorized to act on behalf of the owner with respect to the above application type as stated in the City code

Is there a mortgage on the property? Yes _____ No ☒ (Check one)

If yes, the applicant shall mail notice to the mortgage holder (s), if any, which summarizes the proposed zoning matter and includes the name, phone number of the City employee in charge of reviewing the matter.

Said notice shall be sent by registered mail, return receipt requested. A copy of the notice and the original returned receipt shall be attached to the application.

Revised
October 2012

Data and Information Sheet

Proposed Zoning Comparison Chart

Site Information: (complete where applicable)

Zoning Requirements	Existing Zoning Dist.	Proposed PDO
Use (s)	R5	R5
Min. Unobstructed Open Space	25%	53.9%
Parking Ratios	2 PER UNIT	4 PER UNIT
Min. Bldg Setbacks	20' PR, 10' R 5' N, 10' S	20' PR, 10' R 5' N, 5' S
Max. Bldg Height	30'	31'
Max. F.A.R (Commercial Uses)		
Max. Density (Residential Uses)	5.9 UNITS	2 UNITS

Adjacent Land Use Adjacent Zoning

North: RES R-5

South: RES R-5

East: RES PD-R

West: RES R-5

Proposed Development Details: Please provide on a separate sheet data showing the effects of development for both the existing zone district and the proposed zone district. Such data shall include projected population, school age population, traffic generation, additional park land required and availability of city services. Unless the application is accompanied by a PD Plan or PDO Plan, such data shall be based on the maximum potential development permitted under the applicable existing and proposed zone districts.

Note: This application may be subject to additional processing fees required by referral agencies such as Colorado Geological Survey and Denver Water. Please contact these agencies for information concerning their fees.

A complete application form must accompany the required materials on the attached check list. Submitting an incomplete application may cause a delay in processing. If you have any questions, please call the Community Development Department at 303-795-3748.

Owner Information:

Name (print): MARC PIZZOPERRATO Address: 5652 S. STAMFORD ST.
LITTLETON, CO 80120
Phone: Fax: E-mail:

Engineering Consultant:

Name (print): DT ENGINEERING Address: 10971 UTICA CT.
WESTMINSTER, CO 80031
Phone: 303-601-8920 Fax: E-mail:

Architect:

Name (print): MA ARCHITECTS Address: 2329 W. MAIN ST. #201
LITTLETON, CO 80120
Phone: 303-730-7300 Fax: E-mail:

CRT1 LLC

5652 South Sycamore Street
Littleton, CO 80120
Fax: 888.770.9243
Email: marc@rocdevelopments.com

City of Littleton
Building and Development
2255 W. Berry Avenue
Littleton, CO 80120

Attn: Anastasia Urban

Re: 5530 South Curtice, Littleton, CO 80120


Dear Ms. Urban,

This letter is written to you to authorize MA Architects, 2329 W. Main Street, Littleton, CO 80120 to submit the PDO application on behalf of CRT1 LLC.

Thank you and Best Regards,

Marc Pizzoferrato, Manager
CRT1 LLC

State of Colorado
County of Arapahoe

The foregoing instrument was acknowledged before me this 20th day
of October 2016 by 


(Notary's official signature)

5/24/2020
(Commission Expires)

