



Littleton
Colorado

**Community Development &
Public Works**

2255 West Berry Avenue
Littleton, Colorado 80120
Phone: 303-795-3748

www.littletongov.org

Development Application

Form must be complete and accompany
all submittal materials and fees.

Incomplete applications will not be processed.

APPLICANT/MAIN CONTACT: Cameron Watson

TITLE: Partner

SIGNATURE: Cameron
Watson

Digitally signed by
Cameron Watson
Date: 2018.08.14
15:03:30 -0600

COMPANY: Point Consulting, LLC

ADDRESS: 8460 W. Ken Caryl Avenue, Littleton, CO 80128

SUBMITTAL DATE: 08/14/2018

EMAIL: cwatson@pnt-llc.com

PHONE: (720) 258-6836

CELL: (720) 837-4370

OWNER(S) OF RECORD: Chip Sabadash

COMPANY: AN/CF Acquisition Corp.

ADDRESS: 200 SW 1st Avenue, Fort Lauderdale, FL 33301

**Notarized Letter of Authorization
MUST be provided
with this application
at time of submittal**

EMAIL:

PHONE:

ENGINEERING CONTACT (if any):

TITLE:

COMPANY:

ADDRESS:

EMAIL:

PHONE:

CELL:

Parcel ID Number

PIN: 033211791; AIN: 2077-34-4-14-005

Parcel Address or Cross Streets:

8252 S. Broadway, Littleton, CO 80112

Subdivision Name & Filing No.:

Broadway Industrial Park Filing No. 2

**Related Case Numbers: (GPDP,
Rezoning, and/or Plat)**

none

EXISTING

Zoning:

PD-C

Use:

Auto Dealership

Project Name:

AutoNation Ford Littleton

Site Area (Acres):

539,523 s.f./12.386 acres

Floor Area Ratio (FAR):

0.112

Density (Dwelling Units/Acre):

n/a

Building Square Footage:

60,187 s.f.

PROPOSED

PD-C

Auto Dealership

AutoNation Ford Littleton

539,523 s.f./12.386 acres

0.112

n/a

60,187 s.f.

CASE TYPE

☐ Site Development Plan

☐ General Planned Development
Plan

☐ Administrative Plat or Replat for
One or Two Lots

☐ Variance: Minor/Major/Sign

☐ Site Development Plan Amendment

☒ General Planned Development
Plan - Administrative Amendment

☐ Preliminary Plat

☐ Board of Adjustment Appeal

☐ Sketch Plan

☐ General Planned Development
Plan - Major Amendment

☐ Final Plat

☐ Rezoning

☐ Conditional Use

☐ Planned Development Overlay

☐ Floodplain Development
(Use by Special Exception)

☐ Other:

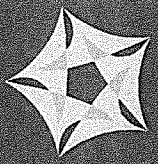
Pre-App Meeting Date: 06/20/2017 **Pre-App Meeting Planner:** Pam Hall

Pre-App Meeting Engineer: n/a

This application shall be submitted with all applicable application fees and submittal requirements. Incomplete applications will **not** be accepted. Submittal of this application does not establish a vested property right. Processing and review of this application may require the submittal of additional information, subsequent reviews, and/or meetings, as outlined in the City of Littleton Municipal Code and operating standards. A neighborhood meeting is required for all applications that require a public hearing. After three (3) months of inactivity, a reminder will be sent to applicants that action is required within the next thirty (30) days. At that time, the case will be closed.

THIS SECTION FOR OFFICE USE ONLY

Date Received:



USASHADE
& Fabric Structures

Corporate Headquarters
8505 Chancellor Row Dallas, TX 75247
P. 214.905.9500 F. 214.905.9514 TF. 800.966.5005

February 5, 2018

City of Littleton
Community Development Department
2255 W. Berry Ave.
Littleton, CO 80120

Project Narrative:

AutoNation Ford Littleton
8252 South Broadway
Littleton, CO 80122

USA Shade and Fabric is submitting this Project narrative on behalf of AutoNation & Ronald J. Ardissonne, President of AN/CF Acquisition Corp., a Delaware corporation.

We are proposing the construction of 33 permanent year-round fixture shade canopies. The canopies would be constructed over existing paved parking spaces and would provide hail and sun protection to their new car inventory.

The roof's knitted fabric is designed to stop hail stones from damaging vehicles and also provide shade during the hottest summer months and can reduce the ground surface temperature as well as the interior temperature of a shaded vehicle by up to forty degrees. The proposed structures fabric covering is a neutral color and made of woven mesh that is water permeable and will not affect current drainage patterns or landscaping. All materials are fully tested and certified by independent sources and constructed to the highest standards and codes. HailShield Ultra (aka eXtreme 32) fabrics carry an eight year manufactures warranty against failure from significant fading, deterioration, breakdown and discoloration. Should the fabric need to be replaced under warranty, the company will fabricate and ship replacement fabric at no charge for the duration of the warranty. The structures integrity of all supplied steel is warrantied for 10 years. The structures wind load is 115 mph and the snow load per square foot is 30 lbs.

Thank you for your consideration. If you require any further information please contact me anytime at 817-312-8355.

Sincerely,



Lance Miller





January 30, 2018

Pam Hall
City of Littleton
2255 W. Berry Ave.
Golden, CO 80120

RE: AutoNation Ford Littleton
PUD Amendment
8252 S. Broadway

Dear Ms. Hall:

This letter is to describe the consistency and compliance of amending the PUD of the above mentioned property.

8252 is a Ford Dealership that is requesting to install shade and hail canopies in the parking lot to protect the cars from inclement weather. They are requesting to amend the PUD to allow for the construction of these canopies on the property.

This project is consistent with the City's and Neighborhood Plans as it does not change the use or purpose of the land in any manner. The PUD allows for a car dealership to be allowed to operate on this parcel of land. The applicant is not requesting a change in land use and there are already parking structures on the property in the form of garages.

These shade structures consist of a central pole with cantilevered beams that support the canopies. There are no walls or other large support structures, and they can be seen through. The structures will not affect the existing lighting, landscaping, drainage, or grading in any way.

This amendment will be consistent with the surrounding properties which consist of office buildings, gas stations, and commercial centers. As the property is used for automobile sales, the protection of the vehicles would be consistent with the use of this PUD as it is currently.

Sincerely,

Camron Watson
Point Consulting, LLC