



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: LISA CROSTON TITLE: OWNER SIGNATURE: [Signature]  
COMPANY: CUSTOM LIGHTED SIGNS, LLC SUBMITTAL DATE: 3/11/19  
ADDRESS: 4840 VAN GORDON ST STE 400 WHEATRIDGE, CO 80033 CELL: 303 995 7355  
EMAIL: CUSTOMLTD SIGNS@YAHOO.COM PHONE: 303 292 1882

OWNER(S) OF RECORD: MARK TATE Notarized Letter of Authorization  
COMPANY: VALERO DIAMOND METRO, INC MUST be provided  
ADDRESS: 1 VALERO WAY SAN ANTONIO, TX 78249-1616 with this application  
EMAIL: MTATE@CIRCLEK.COM PHONE: 919.770.3638 at time of submittal

ENGINEERING CONTACT (if any): TITLE:  
COMPANY:  
ADDRESS:  
EMAIL: PHONE: CELL:

Parcel ID Number	<u>207716409020</u>
Parcel Address or Cross Streets:	<u>1599 W LITTLETON BLVD</u>
Subdivision Name & Filing No.:	<u>STARK BROS WOODLAWN ADDITION</u>
Related Case Numbers: (GDP, Rezoning, and/or Plat)	<u>SIGN-19-0004</u>

	EXISTING	PROPOSED
Zoning:	<u>B-2</u>	<u>B-2</u>
Use:	<u>GAS STATION</u>	<u>GAS STATION</u>
Project Name:	<u>CORNER STORE</u>	<u>CIRCLE K</u>
Site Area (Acres):		
Floor Area Ratio (FAR):		
Density (Dwelling Units/Acre):		
Building Square Footage:		

### CASE TYPE

<input type="checkbox"/> Site Development Plan	<input type="checkbox"/> General Planned Development Plan	<input type="checkbox"/> Administrative Plat or Replat for One or Two Lots	<input checked="" type="checkbox"/> Variance: Minor/Major <u>(Sign)</u>
<input type="checkbox"/> Site Development Plan Amendment	<input type="checkbox"/> General Planned Development Plan - Administrative Amendment	<input type="checkbox"/> Preliminary Plat	<input type="checkbox"/> Board of Adjustment Appeal
<input type="checkbox"/> Sketch Plan	<input type="checkbox"/> General Planned Development Plan - Major Amendment	<input type="checkbox"/> Final Plat	<input type="checkbox"/> Rezoning
<input type="checkbox"/> Conditional Use	<input type="checkbox"/> Planned Development Overlay	<input type="checkbox"/> Floodplain Development (Use by Special Exception)	

☐ Other: SIGN VARIANCE

Pre-App Meeting Date: Pre-App Meeting Planner: Karl Pre-App Meeting Engineer:

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

**RECEIVED**  
**MAR 11 2019**  
CITY OF LITTLETON  
COMMUNITY DEVELOPMENT

Date Received:

# VARIANCE REQUEST FORM

**PLEASE NOTE:** The following questions must be answered completely. If additional space is needed, attach extra pages to the request form. Contact the Littleton Community Development Department at (303) 795-3754 for clarification of terms or for specific zone district requirements.

I, the undersigned, do hereby request a variance from the City of Littleton Municipal Code as set forth in Section 2-3-1 and Section 10-11-2 of the Littleton Municipal Code and amended to date.

Applicant/Owner Name: <u>LISA CROSTON CUSTOM LIGHTED SIGNS LLC</u>	
Applicant/Owner Address: <u>4240 VANCORDON ST STE 400 WHEATRIDGE, CO 80033</u>	
Subject Property Address: <u>1599 W LITTLETON BLVD</u>	
Legal Description:	
Current zoning of subject property	<u>B2</u>

**PURPOSE OF THE VARIANCE (Be Specific):** INCREASE SQUARE FOOTAGE FOR SIGNAGE. BUSINESS IS BEING REBRANDED. EXISTING MONUMENT SIGN ACCOUNTS FOR MORE SIGNAGE THAT IS ALLOWED CURRENTLY. REFACING OF MONUMENT WOULD NOT ALLOW FOR ANY OTHER EXISTING SIGNAGE TO BE CHANGED FOR REBRANDING.

What unique or exceptional characteristics of your property create a hardship for the variance?

☐ Shape      ☐ Slope      ☐ Soil      ☐ Subsurface  
☐ Elevation      ☐ Too short      ☐ Too narrow      ☐ Too shallow  
☐ Vegetation      ☐ Buildings/Structure      ☐ Other (Explain) \_\_\_\_\_

## **SITE CHARACTERISTICS:**

1. What is the current use of the property?

GAS STATION

2a. What special conditions substantially restrict the effectiveness of the sign in question?

Explain: WITH REFACING OF EXISTING MONUMENT SIGN SQUARE FOOTAGE CURRENTLY ALLOWED WOULD NOT ALLOW FOR BUILDING, GAS CANOPY OR PUMP TOPPERS TO BE CHANGED TO CURRENT BRAND.

2b. Are the special conditions particular to your business or property and not businesses in the area more generally? ☐ No ☒ Yes

Explain: SIGN CHANGES FOR NEW BRAND ARE NOT INCREASING NUMBER OF CURRENT SIGNS ON PROPERTY JUST REPLACING WITH SAME OR SMALLER SIZES WITH NEW BRAND NAME.

3a. Describe how the variance is not injurious to the neighborhood: SIGNAGE CHANGES WILL REMAIN SAME SIZE OR BE REDUCED IN SIZE.

3b. Describe how the variance is in harmony with the general purposes of this chapter (see section 10-17-2 of the Littleton City Code)

(B) Intent: By adoption of this chapter, the City Council intends to create and implement a comprehensive system for the regulation of signs within the scope of this chapter, with a regulation system that: 1) accommodates the expression rights of the First Amendment to the U.S. Constitution and the corollary provisions of the Colorado Constitution; and 2) comports with all applicable principles of Federal and State constitutional, statutory and administrative law.


(C) Purposes And Interests Served: The purposes of this chapter include, but are not limited to: 1) serving the governmental and public interests in controlling visual clutter, protecting community aesthetics, and safety of drivers, passengers, and pedestrians; 2) aiding in the identification of properties, land uses, and establishments; 3) enhancing the general appearance and aesthetics of the urban environment; and 4) protecting the natural beauty of the City. (Ord. 16, Series of 2018)

4. How is the requested variance the minimum necessary to reasonably draw attention to the business or enterprise?

Explain why alternative solutions are not feasible:

WE HAVE REQUESTED TO ONLY CHANGE EXISTING SIGNAGE TO  
NEW BRAND IN SOME CASES REDUCING SQUARE FOOTAGE

I (we) certify that all of the above statements and the statements contained in any papers or plans submitted herewith are true and accurate to the best of my knowledge and belief.

  
\_\_\_\_\_  
Signature of Applicant(s)

3/11/19  
\_\_\_\_\_  
Date of Request



1599 W. Littleton Blvd.  
Littleton, CO 90270

**SITE# 4123**

**Diamond Shamrock to Circle K**  
**Branding Level: C**

DATE: 03-18-19

CK\_CO4123\_Littleton\_CO\_I



SCOPE OF WORK

<div>A</div> MID	<ul style="list-style-type: none"><li>• Reface existing MID ID to Circle K ID</li><li>• Reface existing manual pricer to 1P LED Pricer &amp; Polar Pop per Circle K standards</li><li>• Reface existing Car Wash per Circle K standards</li><li>• Install LED retrofit lighting in all existing cabinets</li><li>• Repaint existing cabinet, retainers &amp; poles to fuel brand specifications</li></ul>
<div>B</div> BUILDING	<ul style="list-style-type: none"><li>• Install new illuminated CK logo Circle K specifications.</li><li>• Remove ATM sign, patch and paint to breaks</li><li>• Replace trash cans to Circle K specifications</li><li>• Repaint building to Circle K specifications (remove wall mounted posters/ frames, paint behind them &amp; reinstall)</li><li>• Paint bollards to Circle K specifications</li><li>• Paint light poles to Circle K specifications</li><li>• The Ice Coolers are not in the scope of work.</li></ul>
<div>C</div> CANOPY	<ul style="list-style-type: none"><li>• Install (2) new non-illuminated K Totem canopy signs</li><li>• Install new non-illuminated ACM decals on all 4 sides</li><li>• Install white backer ACM on top side of fascia</li><li>• Paint canopy poles to Circle K specifications</li><li>• Paint bollards to Circle K specifications</li><li>• Paint light poles to Circle K specifications</li></ul>
<div>D</div> DISPENSERS & FORECOURT	<ul style="list-style-type: none"><li>• Reimage dispensers to fuel brand specifications</li><li>• Replace trash cans to fuel brand specifications</li><li>• Paint columns &amp; islands to fuel brand specifications</li><li>• Paint bollards to fuel brand specifications</li><li>• Install pump flags to fuel brand specifications</li><li>• Paint light poles to Circle K specifications</li></ul>
<div>E</div> CAR WASH	<ul style="list-style-type: none"><li>• Install new non illuminated "Enter" ACM panel</li><li>• Install new non illuminated "Exit" ACM panel</li><li>• Install new non illuminated tri color carwash ACM</li><li>• Install white backer ACM on top side of fascia</li><li>• Paint carwash to Circle K specifications</li><li>• Paint bollards to Circle K specifications</li></ul>
<div>F</div> ADDITIONAL SIGNAGE	<ul style="list-style-type: none"><li>• Install new Circle K ID decals over old Circle K Logos</li><li>• The Ice Coolers are not in the scope of work.</li></ul>
<div>G</div> ADDITIONAL ENCLOSURE	<ul style="list-style-type: none"><li>• Paint trash enclosure (always in scope)</li></ul>





SCOPE OF WORK

MID

- Reface existing MID ID to Circle K ID
- Reface existing manual pricer to 1P LED Pricer & Polar Pop per Circle K standards
- Reface existing Car Wash per Circle K standards
- Install LED retrofit lighting in all existing cabinets
- Repaint existing cabinet, retainers & poles to fuel brand specifications

EXISTING

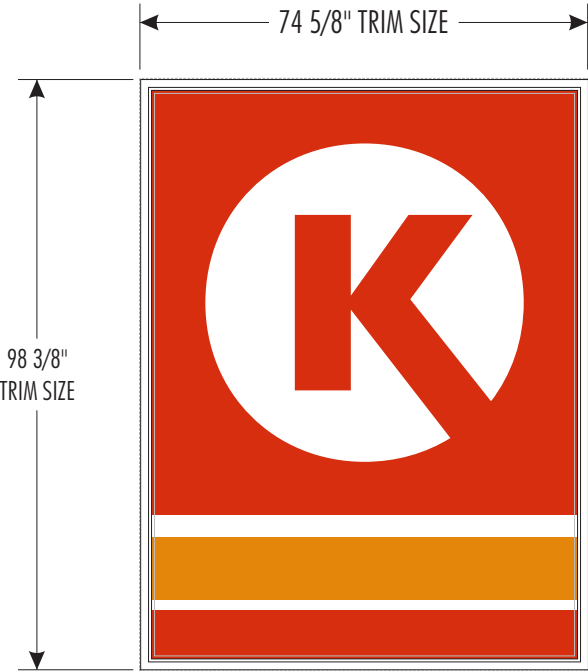
111.07 Sq.Ft



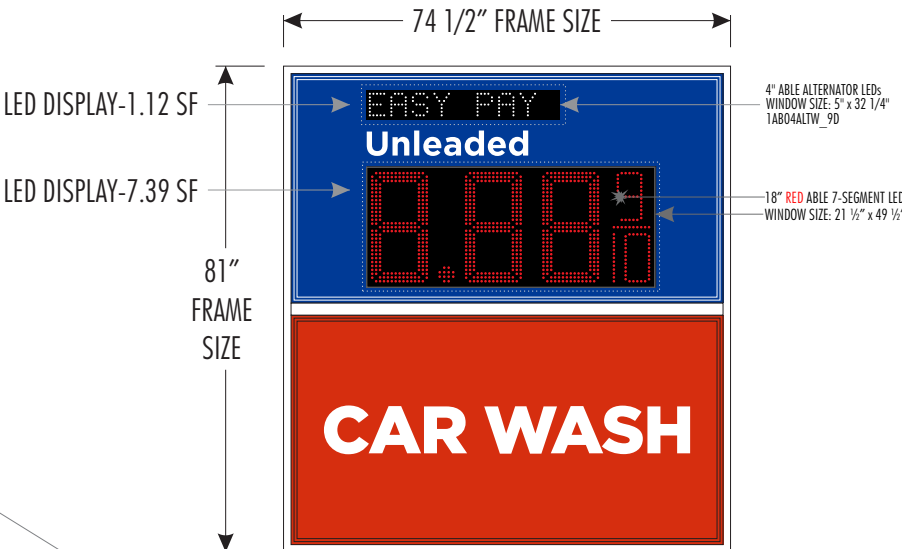
EXISTING MANUAL PRICERS TBD  
(subject to confirmation)

PROPOSED

111.07 Sq.Ft



PANEL REFACE ONLY  
SCALE: 1:32



PANEL REFACE ONLY  
SCALE: 1:32



PANEL REFACE ONLY

SIZES SUBJECT TO FINAL FIELD CONFIRMATION PRIOR TO MANUFACTURING

Main I.D.

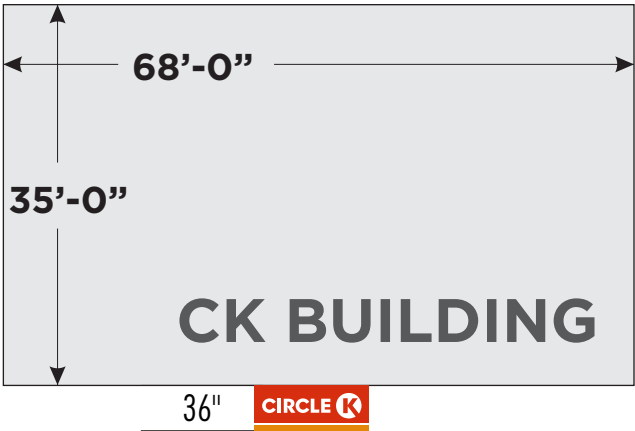


SCOPE OF WORK

BUILDING FRONT

- Install new illuminated CK logo Circle K specifications.
- Remove ATM sign, patch and paint to breaks.
- Replace trash cans to Circle K specifications
- Repaint building to Circle K specifications (remove wall mounted posters/ frames, paint behind them & reinstall)
- Paint bollards to Circle K specifications
- Paint light poles to Circle K specifications
- The Ice Coolers are not in the scope of work.

3 X 8  
11 1/8" HEIGHT OF I  
20 1/4" DISK DIAMETER



EXISTING

39.00 Sq.Ft



PROPOSED

22.84 Sq.Ft



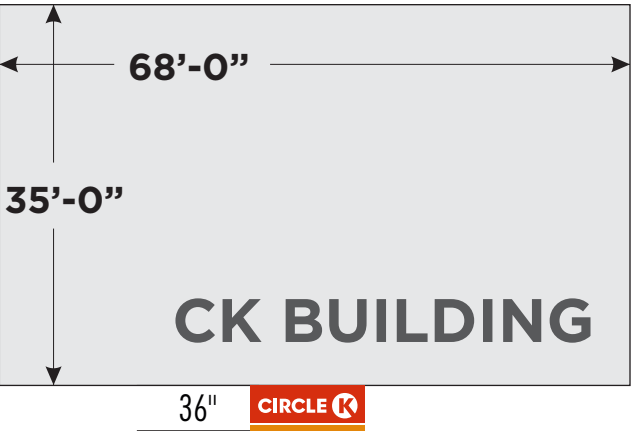


SCOPE OF WORK

BUILDING  
REAR & SIDES

- Install new illuminated CK logo Circle K specifications.
- Remove ATM sign, patch and paint to breaks.
- Replace trash cans to Circle K specifications
- Repaint building to Circle K specifications (remove wall mounted posters/ frames, paint behind them & reinstall)
- Paint bollards to Circle K specifications
- Paint light poles to Circle K specifications
- The Ice Coolers are not in the scope of work.

3 X 8  
11 1/8" HEIGHT OF I  
20 1/4" DISK DIAMETER



EXISTING 00.00 Sq.Ft



EXISTING 00.00 Sq.Ft



EXISTING 00.00 Sq.Ft



Building Rear and Sides

SIZES SUBJECT TO FINAL FIELD CONFIRMATION PRIOR TO MANUFACTURING

SCOPE OF WORK

CANOPY

- Install (2) new non-illuminated K Totem canopy signs
- Install new non-illuminated ACM decals on all 4 sides
- Install white backer ACM on top side of fascia
- Paint canopy poles to Circle K specifications
- Paint bollards to Circle K specifications
- Paint light poles to Circle K specifications

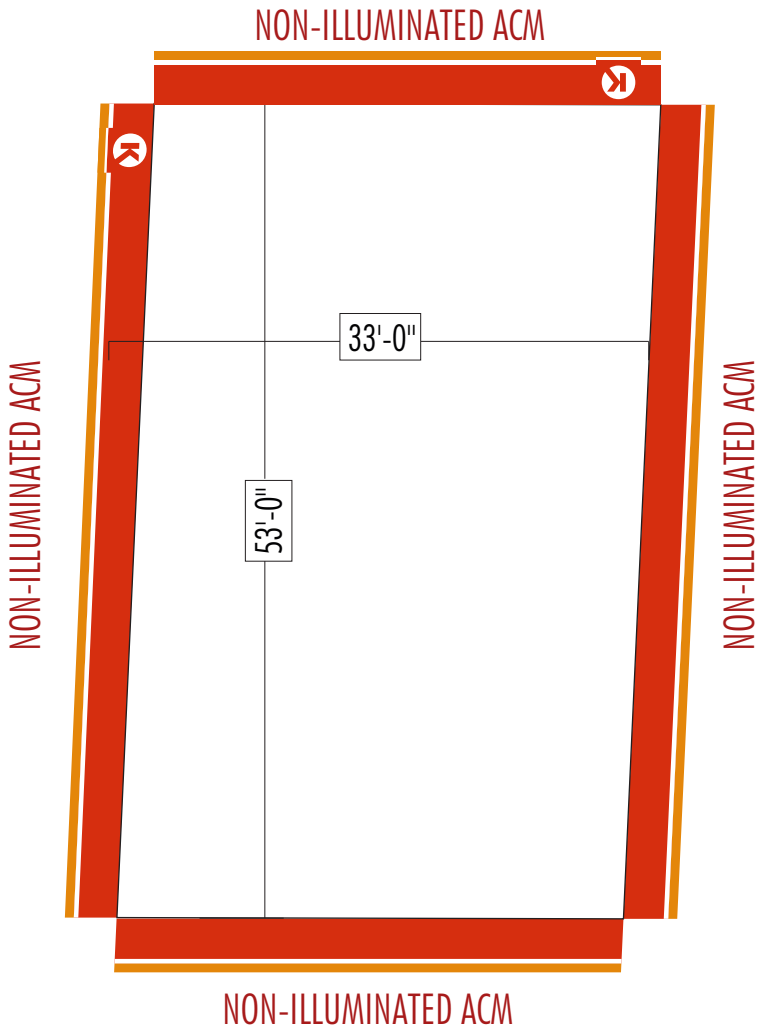
SIZES SUBJECT TO FINAL FIELD CONFIRMATION PRIOR TO MANUFACTURING

SITE OVERVIEW

42" HEIGHT OF ACM

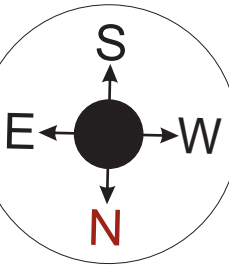
W Littleton Blvd

S. Cedar St.



SCALE: 1:150

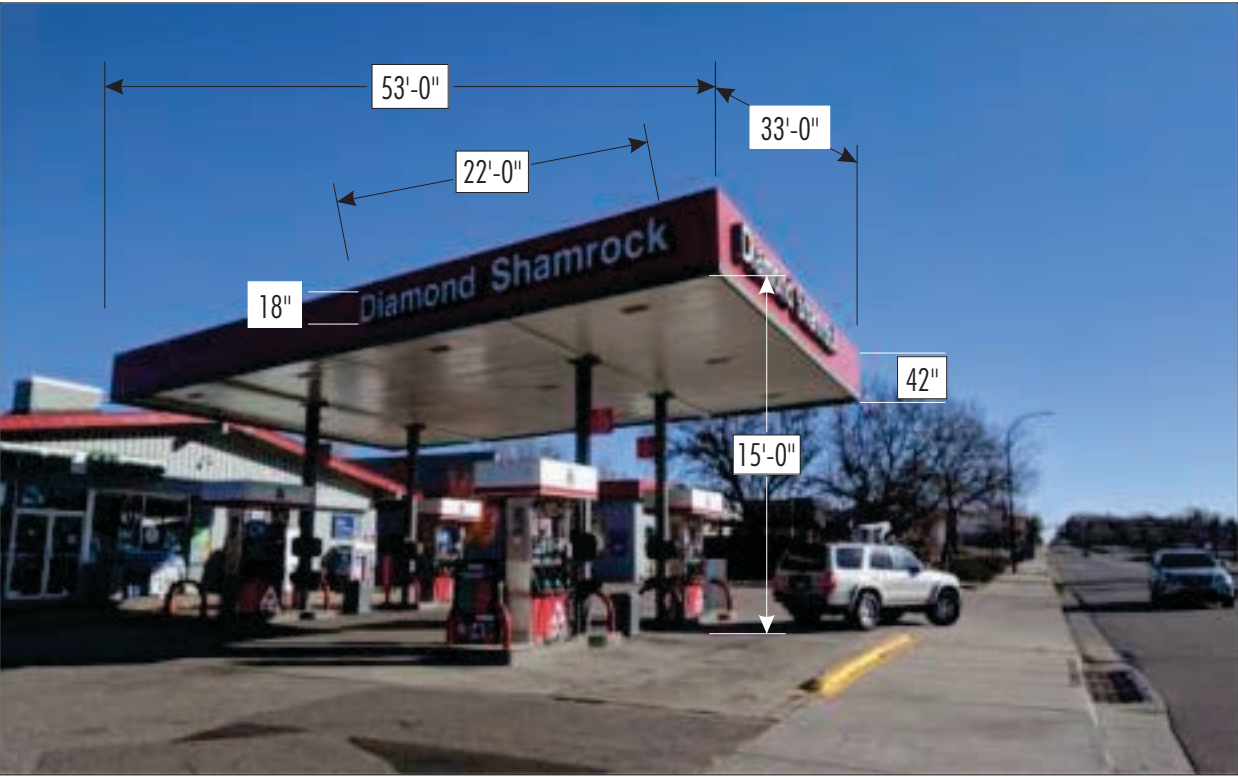
BUILDING SIDE



S. Windermere St.

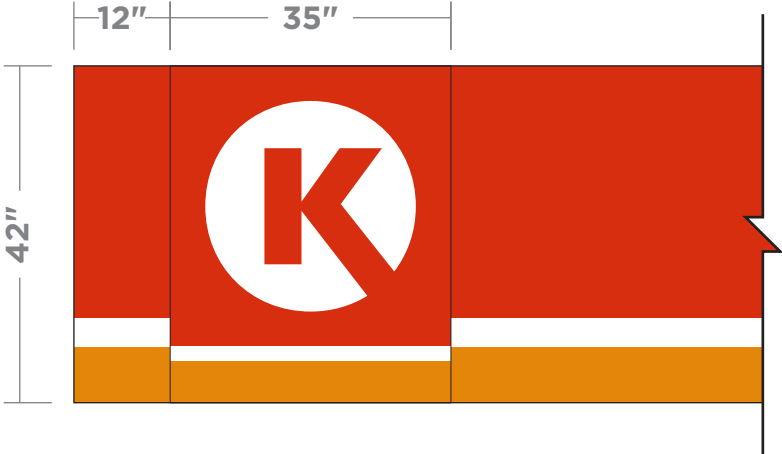
EXISTING

33.00 Sq. Ft.



PROPOSED

(26 1/4" "K" logo) = 4.79 Sq. Ft. each



N.T.S.

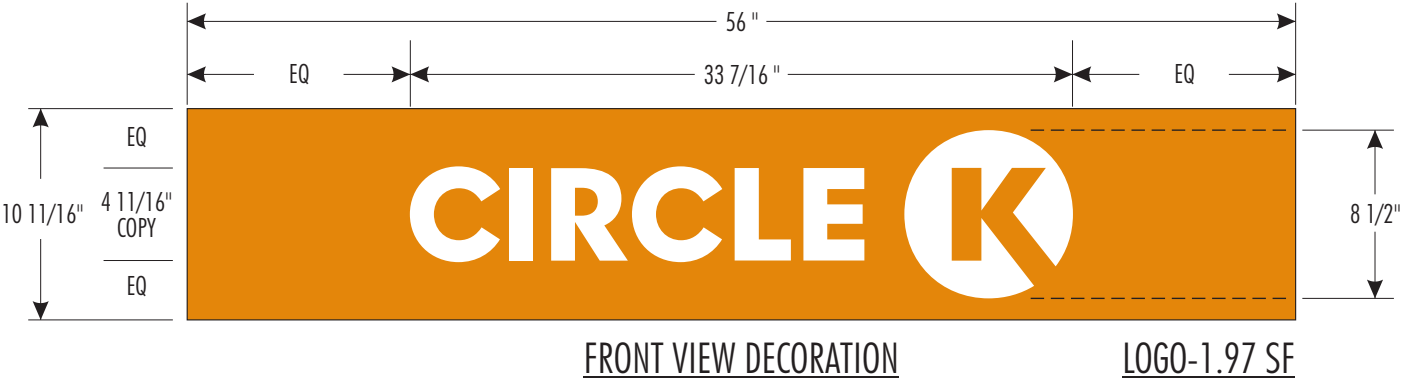


SCOPE OF WORK

DISPENSERS  
&  
FORECOURT

- Reimage dispensers to fuel brand specifications
- Replace trash cans to fuel brand specifications
- Paint columns & islands to fuel brand specifications
- Paint bollards to Circle K specifications
- Install pump flags to Circle K specifications
- Paint light poles to Circle K specifications

EXISTING



PROPOSED



SIZES SUBJECT TO FINAL FIELD CONFIRMATION PRIOR TO MANUFACTURING

## SCOPE OF WORK

### ADDITIONAL ENCLOSURE

- Paint trash enclosure (always in scope)

## EXISTING



# Additional Enclosure

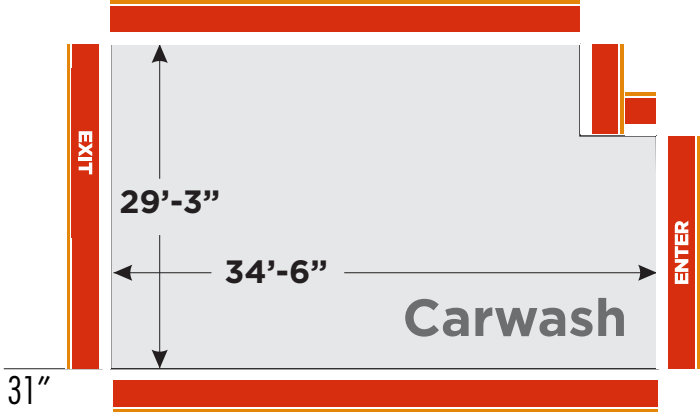


SCOPE OF WORK

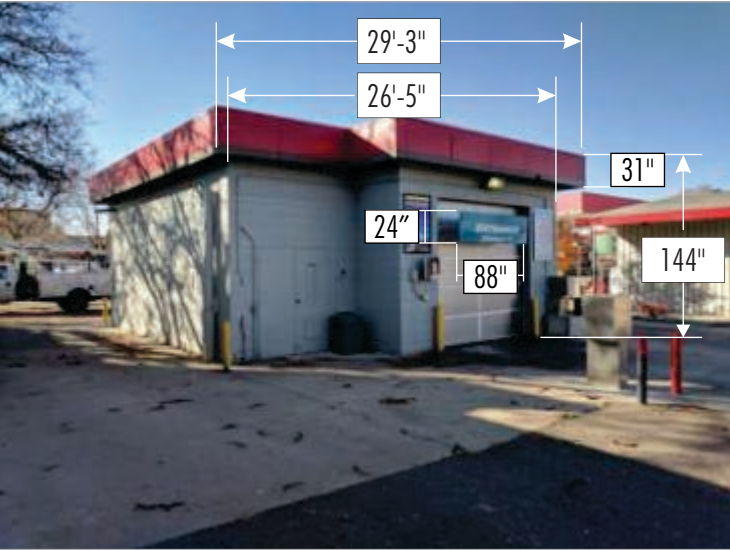
CAR WASH

- Install new non illuminated "Enter" ACM panel
- Install new non illuminated "Exit" ACM panel
- Install new non illuminated tri color carwash ACM
- Install white backer ACM on top side of fascia
- Paint carwash to Circle K specifications
- Paint bollards to Circle K specifications

ENTER: 3.23 SF  
EXIT: 2.20 SF



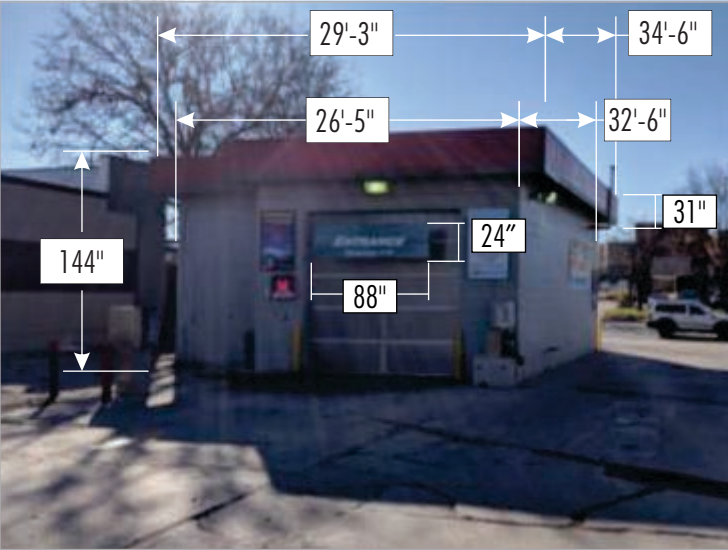
EXISTING 14.67 Sq.Ft



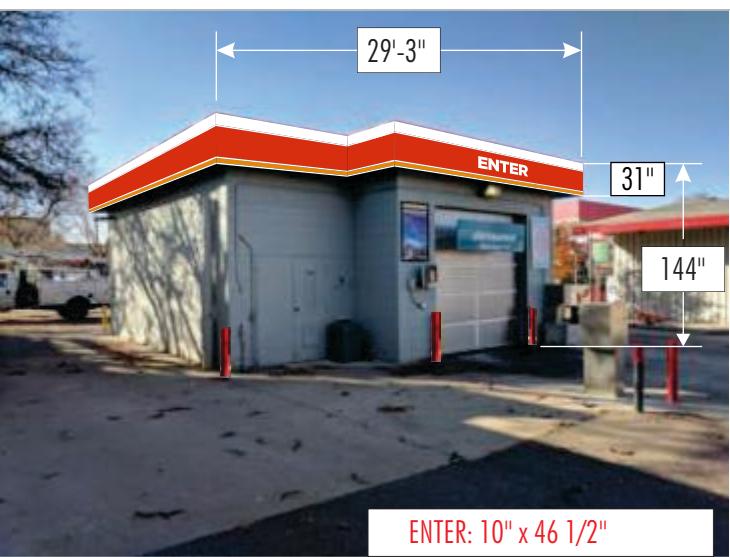
EXISTING 14.67 Sq.Ft



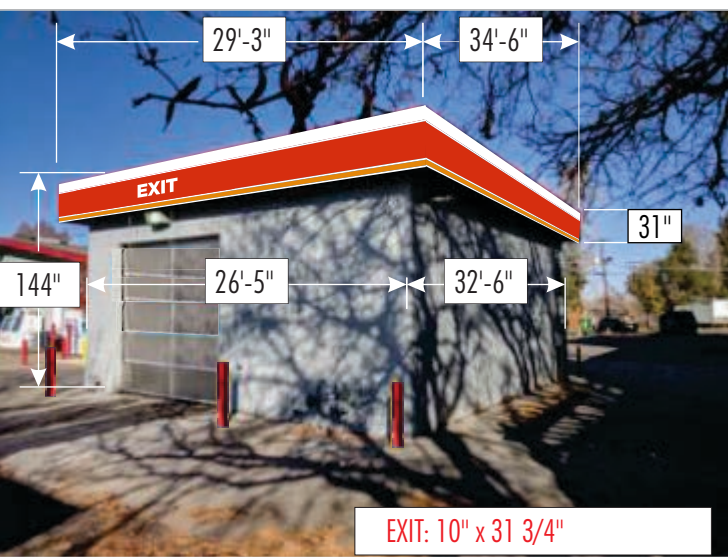
EXISTING 14.67 Sq.Ft



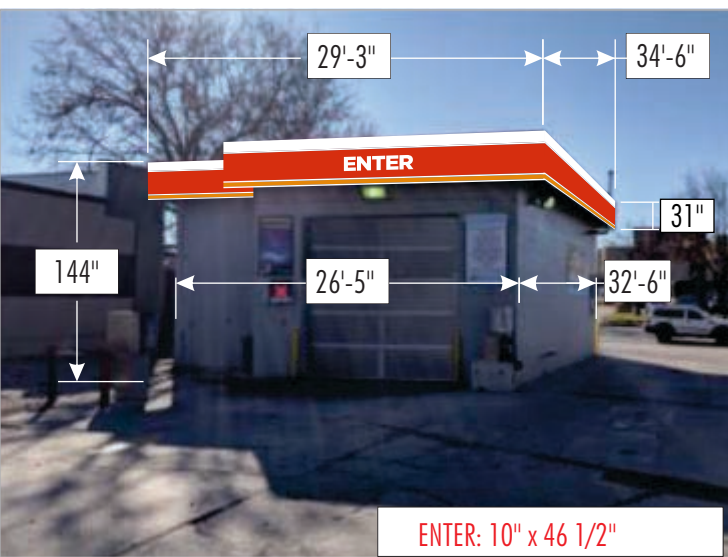
PROPOSED 3.23 Sq.Ft



PROPOSED 2.21 Sq.Ft



PROPOSED 3.23 Sq.Ft



SIZES SUBJECT TO FINAL FIELD CONFIRMATION PRIOR TO MANUFACTURING

SCOPE OF WORK

ADDITIONAL  
SIGNAGE

- Install new Circle K ID decals over old Circle K Logos

EXISTING



PROPOSED

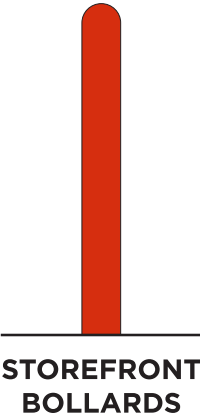
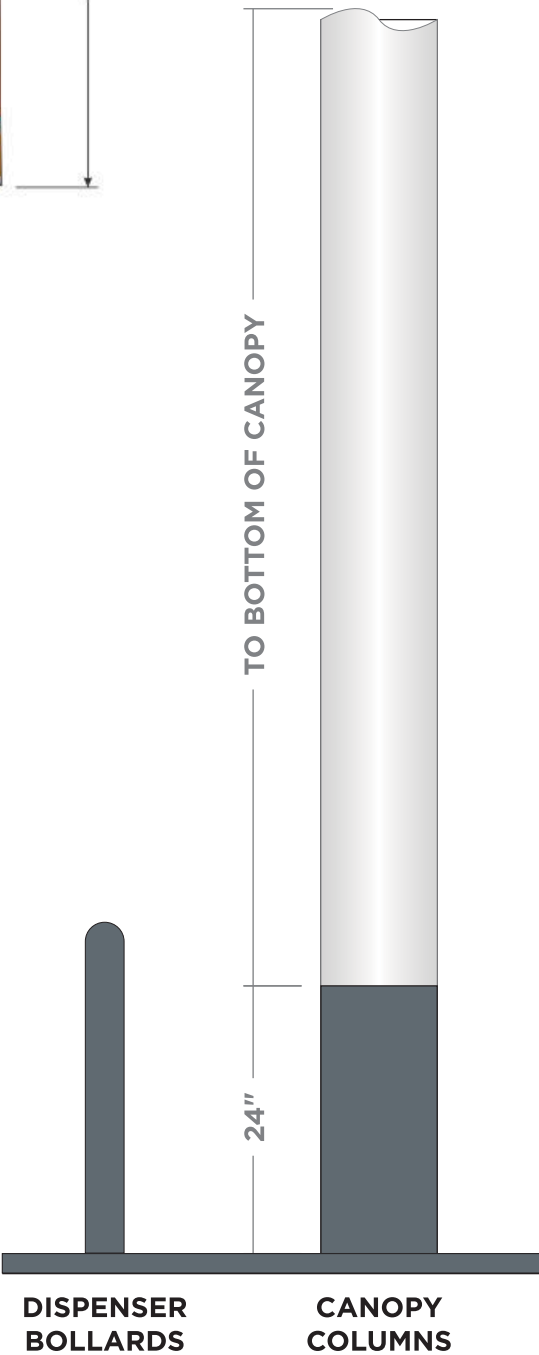
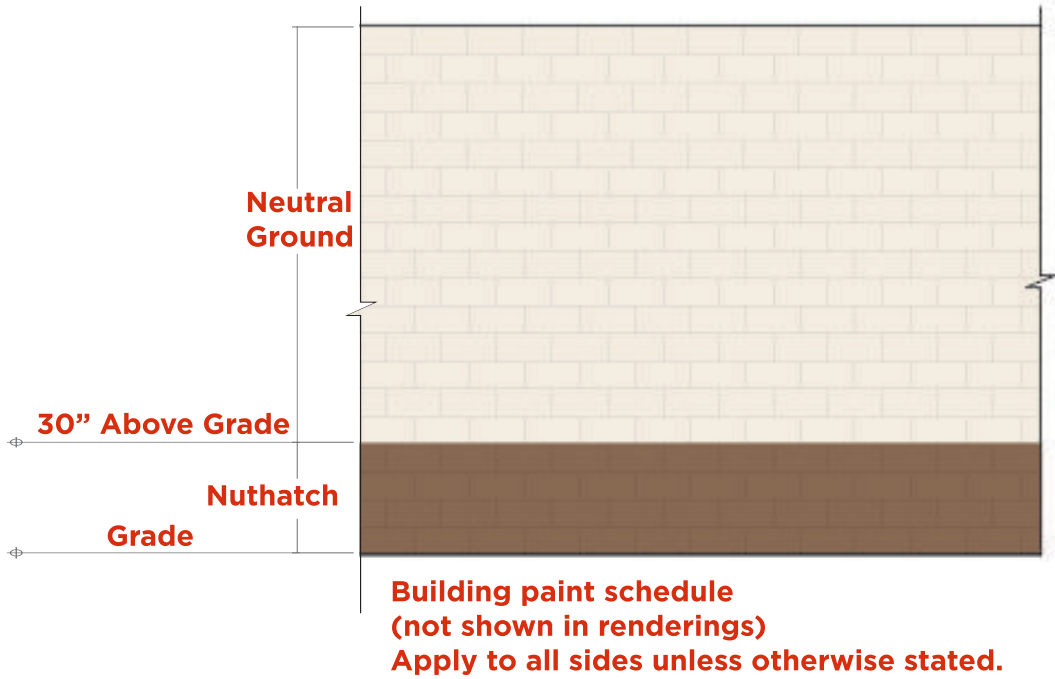
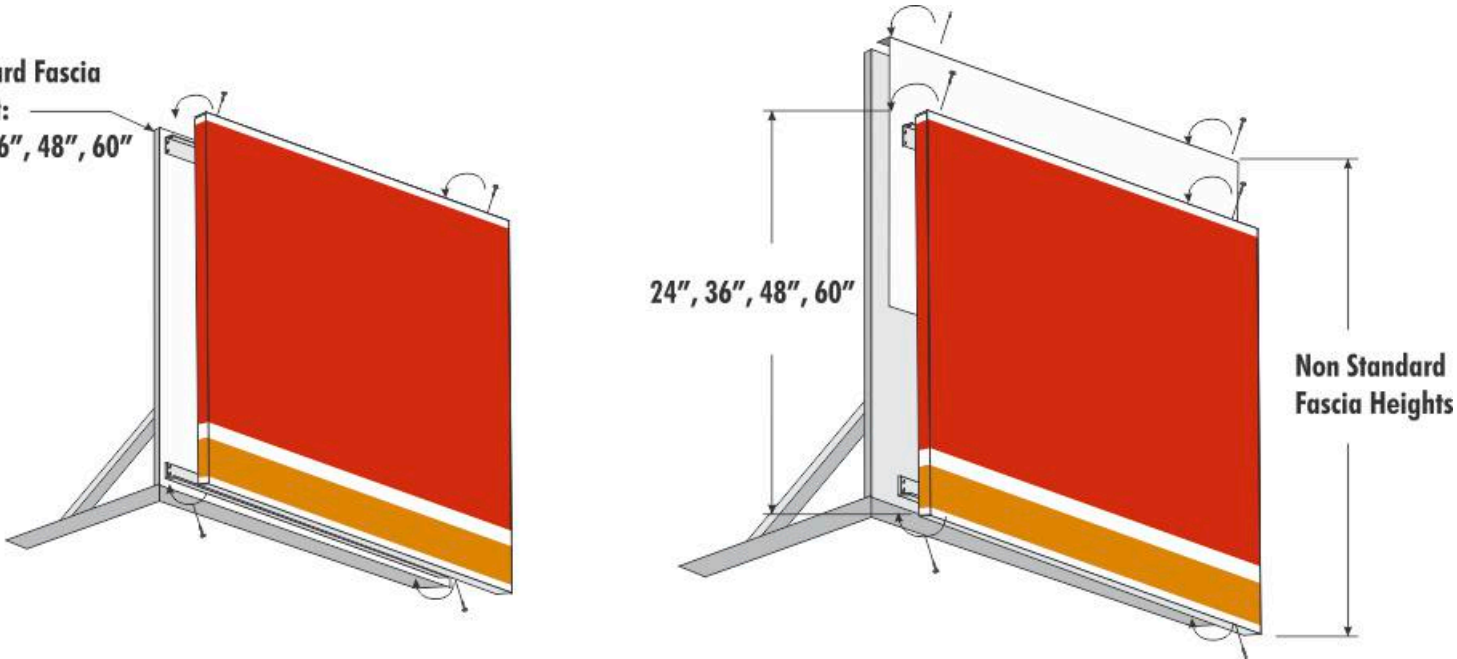


DECAL

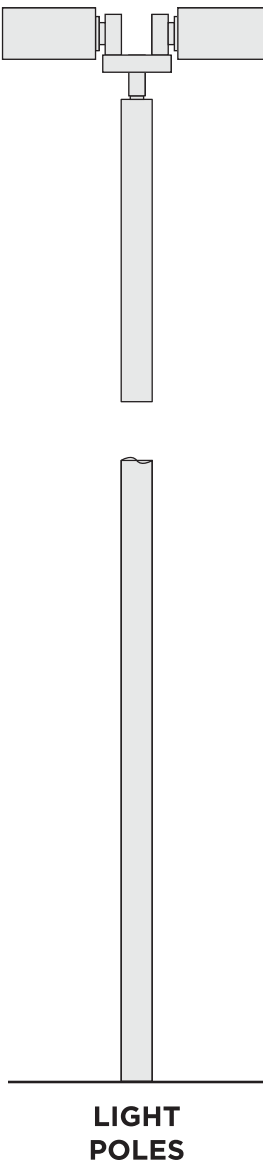


Circle K:		
Sample	Description	Applied to
	<b>Primary Red - PMS 485</b> 3M 3630-33	Building Sign Fascia Carwash
	<b>Primary Orange - PMS 144</b> 3M 3630-3534	Building Sign Fascia Column Flags
	<b>Safety Red</b> Sherwin Williams - SW 4081	Building Bollards
	<b>Grays Harbor</b> Sherwin Williams - SW 6236	Canopy Island Base Canopy Bollards
	<b>White</b>	Building Sign Fascia Light Posts
	<b>Green - PMS 355</b> 3M 3630-156 "Vivid Green" Vinyl	Diesel Door Skin CK Pricer (Diesel)
	<b>Blue - PMS 287</b> 3M 3630-157 "Sultan Blue" Vinyl	CK Pricer (Unleaded)
	<b>(SE REGION ONLY) Egret White</b> Sherwin Williams - SW 7570	Buildings 30" above grade to top of fascia
	<b>(ALL REGIONS EXCEPT SE) Neutral Ground</b> Sherwin Williams - SW 7568	Buildings 30" above grade to top of fascia
	<b>Nuthatch</b> Sherwin Williams - SW 6088	Buildings 30" to grade

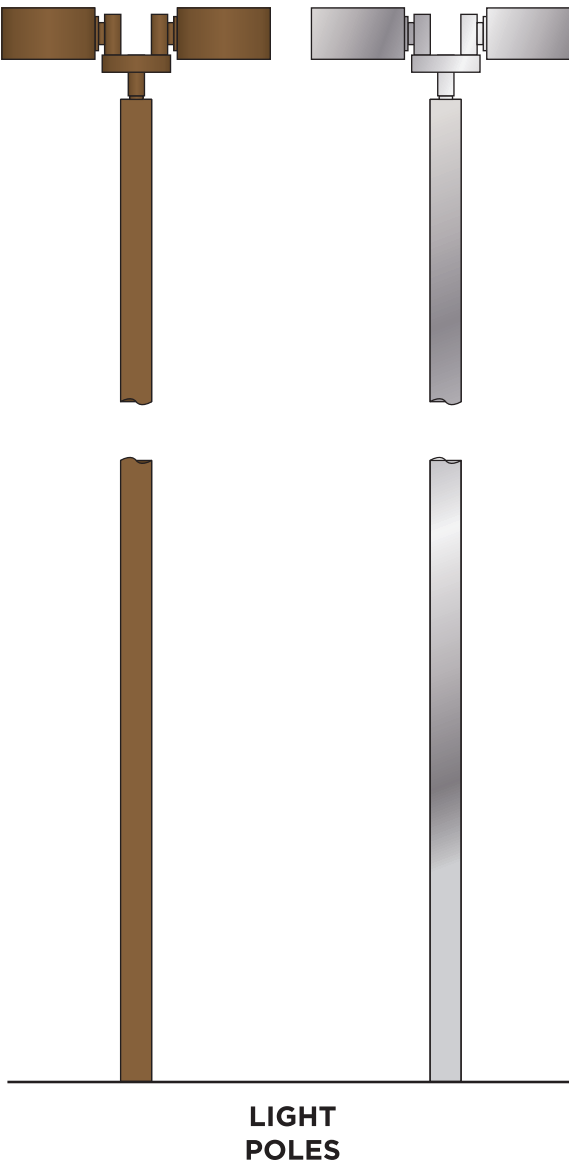
Standard Fascia  
Height:  
24", 36", 48", 60"



**PREFERRED**  
RAL9016 Shell  
Warm White



**APPROVED EXCEPTIONS**  
Only for existing light poles that  
are duranodic bronze or silver



# Circle K Paint Specifications