



City of Lakewood

Planning Department
Civic Center North
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<http://www.lakewood.org>

SUBDIVISION NOTIFICATION LETTER

CASE: Minor Subdivision Final Plat Case # FI-19-004
ADDRESS: 5501, 5493 W. 10th Ave. & 5540 W. 11th Ave., Lakewood, CO 80214
APPLICANT: Doug Elenowitz, SSTV Land Investment LLC.
NOTICE PURPOSE: Plat to create 44 townhome lots
DATE: April 15, 2019

Dear Property Owner, Tenant, or Organization:

The City's Subdivision Ordinance requires that all owners of property within 500 feet and all registered neighborhood organizations within 1,000 feet of a proposed subdivision receive notice of any application filed with the City. A minor final plat application was received to create 44 new townhome lots. The properties are zoned Mixed-Use Neighborhood Transit (M-N-T) and Mixed-Use Residential Transit. The existing zoning and existing land use requirements will *not* change with this subdivision request.

All documents and materials for this case are available for review in the Planning Department. If you have questions regarding this case or would like to make an appointment to review the project file, please call the project planner listed below. You may provide any written comments to the Secretary to the Planning Commission up until the date of the Director's review for decision. Any comments you provide will be presented to the Director with the final application documents for review. Please note that City staff's review of the proposed subdivision make take several months to complete and the proposal is subject to change throughout the review.

The Director will review the subdivision request based on the objective and technical requirements in the Subdivision Ordinance. This review will ensure that all lots have adequate street access, utilities, and adequate lot width and size. The Director may approve or deny the application, or refer it to the Planning Commission for their consideration. After the Director makes a decision, an additional notification letter will be sent to all owners of property within 500 feet of the proposal and registered neighborhood organizations within 1,000 feet of the proposal.

A handwritten signature in blue ink, appearing to read 'Stephen Wilson'.

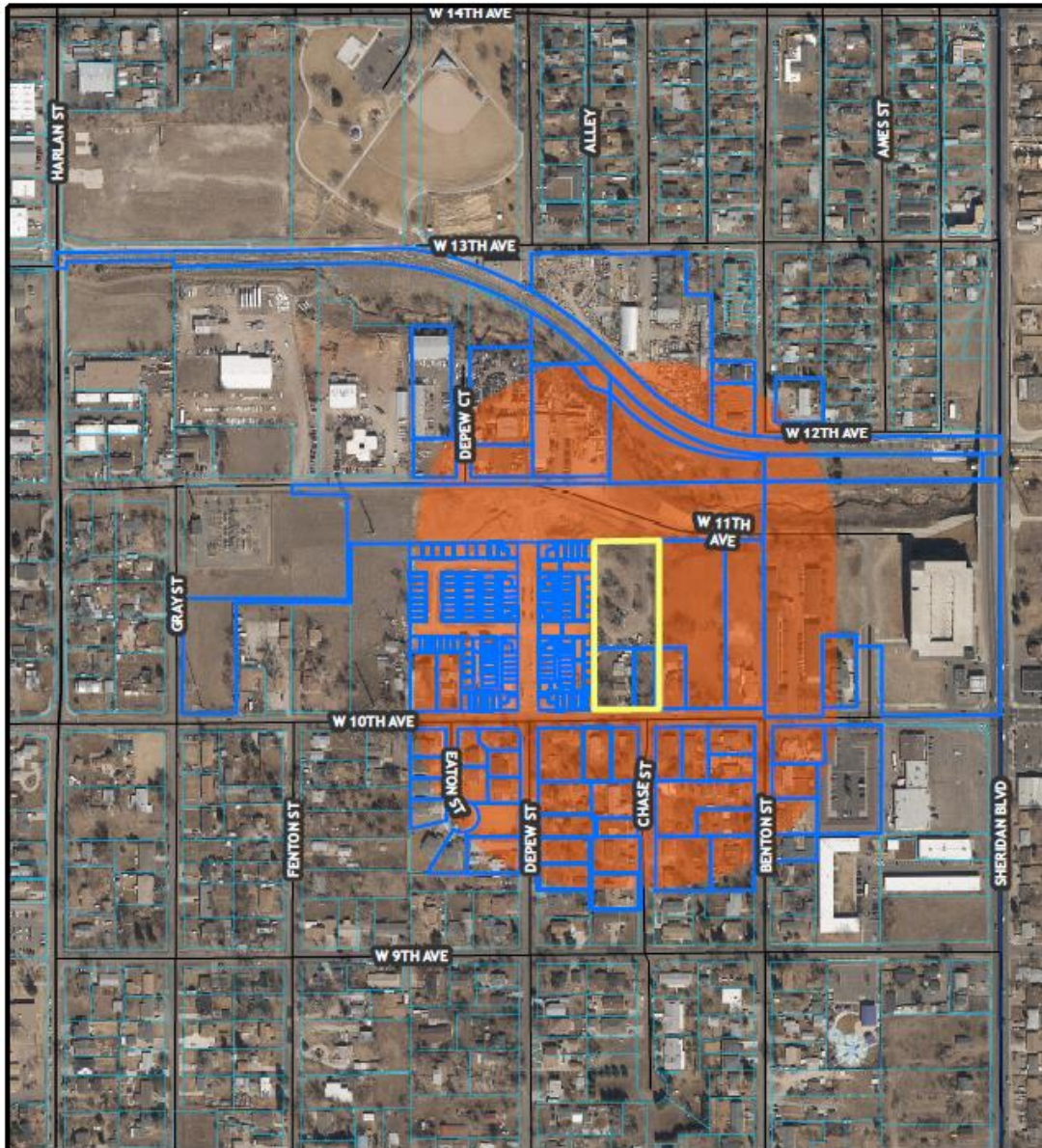
Stephen Wilson
Project Planner, 303-987-7527

A handwritten signature in blue ink, appearing to read 'Diana Brown-Evens'.

Diana Brown-Evens
Secretary to the Planning Commission

cc: Travis Parker, Planning Director
Paul Rice, Manager, Planning – Development Assistance
Diana Brown-Evens, Secretary to the Planning Commission (1)
Post (2)
File FI-19-004





City of Lakewood

West Line Village - Filing 4 Subdivision Notification

-  Area of Interest
-  Notification Area
-  Notified Parcel Owners
-  County Parcels



Map Created: 4/20/2019 Map Code: DR_D16_2019_SUB_WestLineVillage4

Case #: FI-19-004

Address: 5501, 5493 W. 10th Ave. & 5540 W. 11th Ave., Lakewood, CO 80214

Applicant: Doug Elenowitz

Request: Plat to create 44 townhome lots.

Project Manager: Stephen Wilson, 303-987-7527