ARAPAHOE COUNTY

Arapahoe County Public Works and Development Planning Division

6924 S. Lima Street Centennial, Colorado 80112 Phone: 720-874-6650 www.arapahoegov.com

Land Development Application

This form must be complete.

Land Development Application materials received after 2pm shall be date stamped received the following business day.

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APPLICANT NAME:		ADDRESS: Strasburg, CO 80136				CONTACT: Jonathan Carrick			
Carrick Eng Corp	ineering								
		PHONE: 303-622-9607				TITLE	TITLE: President		
		EMAIL: carrickeng@netecin.net							
NAMES OF THE PARTY									
OWNER(S) OF RECORD NAME(S): K & F Properties		ADDRESS: 53432 East Colfax Ave. Strasburg, CO				SIGN	SIGNATURE(S):		
		PHONE: 303-947-6834							
		EMAIL: Projects@fmwservices.com							
ENGINEERING FIRM NAME: Carrick Engineering Corp		ADDRESS: P. O. Box 709 Strasburg, CO 80136				CONTACT: Jonathan Carrick			
		PHONE:	303-622-	9607		TITLE	: Presi	ident	
		EMAIL:	carrickeng@r						
Pre-Submittal Ca	se Number: Q	23 - 067	Pre-Submitta	al Planner:	Raye Fields	Pre-Subn	nittal Enginee	er: Emily Gonzalez	
State Parcel ID No. (AIN no.):		1983-00-0-00-223							
Parcel Address or Cross Streets:		58975 US Highway 36, Strasburg, CO 80136							
Subdivision Nam	ne & Filing No:								
		EXISTING				PROPOSED			
Zoning:		B-4				B-4			
Project Name:									
Site Area (Acres):		6.411				6.411			
Density (Dwelling									
Building Square									
Disturbed Area (A	Acres):	N/A							
				CASE TYPE	(S)				
D									
			THIS SECT	TION IS FOR OF	FICE USE ONL	Y			
Case No:			Assigned Planner:			Assigned Engineer:			
TCHD Fee:	\$		Planning Fee(s):	\$		Engineering Fee(s):		\$	
This land use appli	cation shall be sul	omitted with a	all required application fe	es. Incomplete a	oplications will n	ot be accepted. S	ubmittal of this	s application does not establish	

a vested property right in accordance with C.R.S. 24-68-105(1). Processing and review of this application may require the submittal of additional information, subsequent

reviews, and/or meetings, as outlined in the Arapahoe County Land Development Code.

CARRICK ENGINEERING CORP.

P.O. BOX 709

STRASBURG, CO 80136

PH: 303-622-9607

FAX: 303-622-9688

EMAIL: carrickena@netecin.net

January 30, 2025

Arapahoe County Public Works & Development Planning Division 6924 S Lima St Centennial, CO 80112

RE: Letter of Intent

58975 U.S. HWY 36

Dear Public Works & Development:

Our company, Carrick Engineering Corp, on behalf of the property owner, K & F Properties, is proposing a project within unincorporated Arapahoe County. The project is located at 58975 U.S. Highway 36; parcel ID 1983-00-0-00-223. The project includes 6.41 acres and is currently zoned B-4.

The client proposes to erect a 10,500 S.F., one story pre-engineered building for the purposes of light industrial metal fabrication, which is consistent with the B-4 zoning. The company currently has seven employees and with the new building expects to have a staff of 14. Normal work hours are first shift, Monday-Friday. The development will conform to all applicable Arapahoe County development standards.

Sincerely,
Carrick Engineering Corp.
By: Jonathan R. Carrick, President