

Community & Economic  
Development Department  
adcogov.org



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## Request for Comments

Case Name: Riverdale Regional Park Rezoning  
Case Number: RCU2024-00013

May 28, 2024

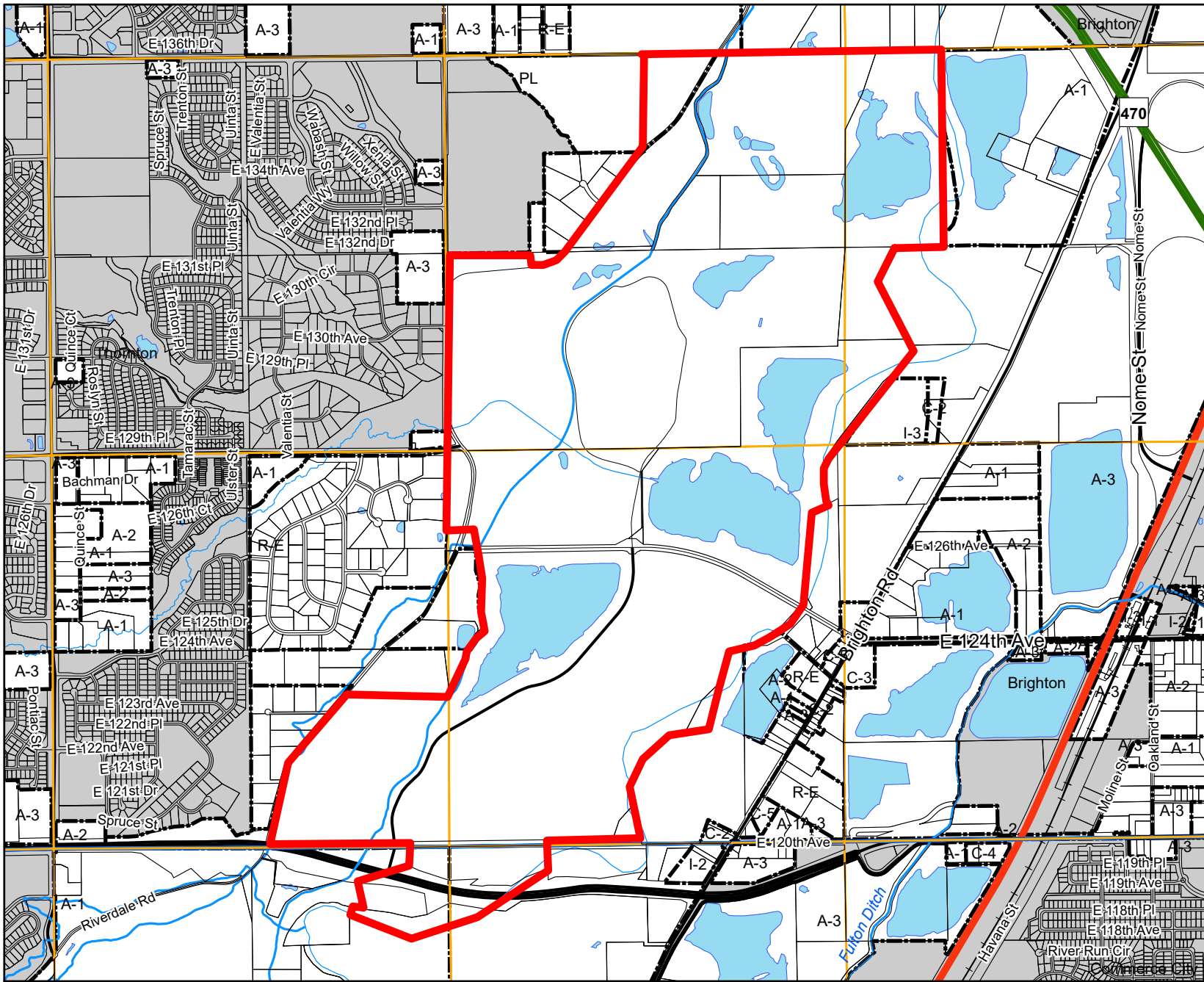
The Adams County Planning Commission is requesting comments on the following application: **Zoning map amendment (rezone) to change the zone district designation of approximately 1,100 acres to Regional Park (RP). The site is currently zoned Agricultural-3. The site is impacted by the Natural Resources Conservation and the Mineral Conservation Overlays.** This request is located at 9600 HENDERSON RD. The Assessor's Parcel Number is 0157126000016, 0157126001001, 0157127000008, 0157127000010, 0157127000014, 0157127001001, 0157127003001, 0157127004001, 0157134000061, 0157134000062, 0157134000072, 0157134000073, 0157134004002, 0157134005001, 0157134006004, 0157134101001, 0172103000013, 0172104000030, 0172104101001. The applicant is: Adams County Parks, Open Space, and Cultural Arts Department, 9755 Henderson Road, Brighton, CO 80601,

Please forward any written comments on this application to the Community and Economic Development Department at 4430 South Adams County Parkway, Suite W2000A Brighton, CO 80601-8216 or call (720) 523-6800 by June 21, 2024, in order that your comments may be taken into consideration in the review of this case. If you would like your comments included verbatim please send your response by way of e-mail to [GJBarnes@adcogov.org](mailto:GJBarnes@adcogov.org).

Once comments have been received and the staff report written, the staff report and notice of public hearing dates may be forwarded to you upon request. The full text of the proposed request and additional colored maps can be obtained by contacting this office or by accessing the Adams County web site at [www.adcogov.org/current-land-use-cases](http://www.adcogov.org/current-land-use-cases). Thank you for your review of this case.

A handwritten signature in black ink, appearing to read 'Greg Barnes', with a stylized flourish at the end.

Greg Barnes  
Principal Planner



- Legend**
- Railroad
  - Major Water
  - Zoning Line
  - Sections

**Riverdale Regional Park**  
**RCU2024-00013**



For display purposes only.

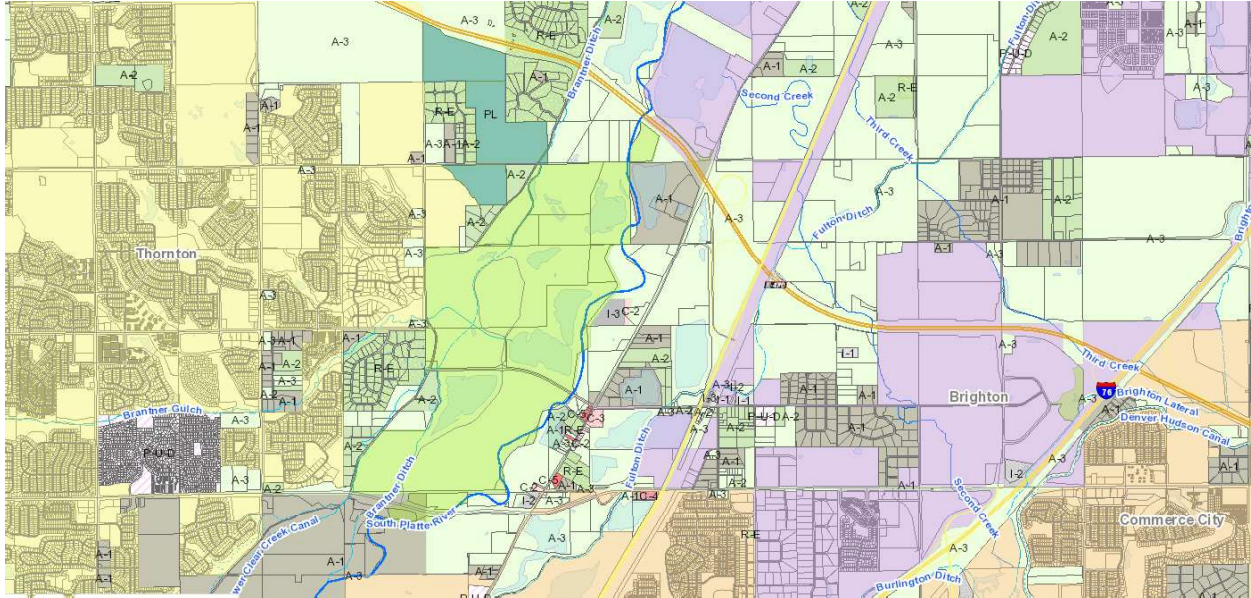


This map is made possible by the Adams County GIS group, which assumes no responsibility for its accuracy

## Riverdale Regional Park Rezoning

To be compliant with the existing and future uses of the area within the Riverdale Regional Park, rezoning to the Regional Park zone district to meet the intent of the development of the districts.

Site Plan:



The list of parcels includes the deeds which show proof of ownership. Per Greg Barnes, proof of water and sewer services is not required.

<b>PIN</b>	<b>Acres</b>	<b>SUBDIVISION</b>	<b>DEEDS OF OWNERSHIP</b>
157126001001	72	ADAMS CO REGIONAL PK COMPLEX ADD 2	WD Bk 1846/813, 2/20/1973
157127000008	37		WD Bk 2670/992, 8/19/1982
157127000014	274		Deed- Bk 871/488, 10/10/1960
157127003001	35	ADAMS CO REGIONAL PK COMPLEX ADD 2	WD Bk 1846/813, 2/20/1973
157127004001	73	ADAMS CO REGIONAL PK COMPLEX ADD 2	WD Bk 1846/813, 2/20/1973
157134000062	72		Deed - Bk 871/488, 10/10/1960
157134006004	371	ADAMS CO REGIONAL PARK COMPLEX ADD NO1	Contract with ADCO BOCC Bk 2014/982 9/2/1975. Resolution Bk 3261/878- Here granted to ADCO in Trustees deed- Bk 3679/2, 6/1/1990.
157134101001	140	ADAMS COUNTY VETERANS MEMORIAL	TA 290- Resolution/Trustees deed Bk 3261/878 TA 294 - Resolution Bk 3694/0636 7/24/1990
157127000010	0		
157127000014	0	Buildings	
157126000016	20		
157127001001	14.66		
172104000030			2004031263072 1-8-2004
172103000013			2004031263072 1-8-2004
172104101001			2003031141375 5-12-2003
157134000073			B2768 P23 7-14-1983
157134000072			B2768 P23 7-14-1983
157134000061			B979 P53 4-17-1962
157134005001			1990020946498 6-1-1990 Parc D
157134004002			1990020946498 6-1-1990 Parc C
157127000010			B2207 P112 1-18-1978