

Eastlake Nonresidential Zone Changes

Eastlake Subarea Plan Implementation - New Nonresidential Zoning

In accordance with the 2017 Eastlake Subarea Plan, the city of Thornton will be drafting a new zone district for Eastlake nonresidential properties, the Eastlake Mixed Use (EMU) Zone District. This zone district would combine the uses and development standards of the existing Eastlake Office and Eastlake Business Zone Districts to allow more flexibility in the types of commercial uses allowed. Properties currently in the Eastlake Service Zone District would also be eligible for the Eastlake Mixed Use zoning designation that would allow the existing service businesses to remain until the property owner formally changes the use of the property.

Eligible Properties

Thornton will contact all property owners whose properties are identified on the map below to discuss the potential changes once drafted. If the new zoning is approved by Thornton City Council, the city will subsequently rezone property for any interested property owners. The new zoning would be optional and property owners can choose to retain their existing zoning. The city is only actively pursuing the properties along First Street and Lake Avenue, displayed as Eastlake Mixed Use in the "Proposed Zone Districts" map. Recently developed properties in the Neighborhood Services Zone District are not proposed for the rezoning.

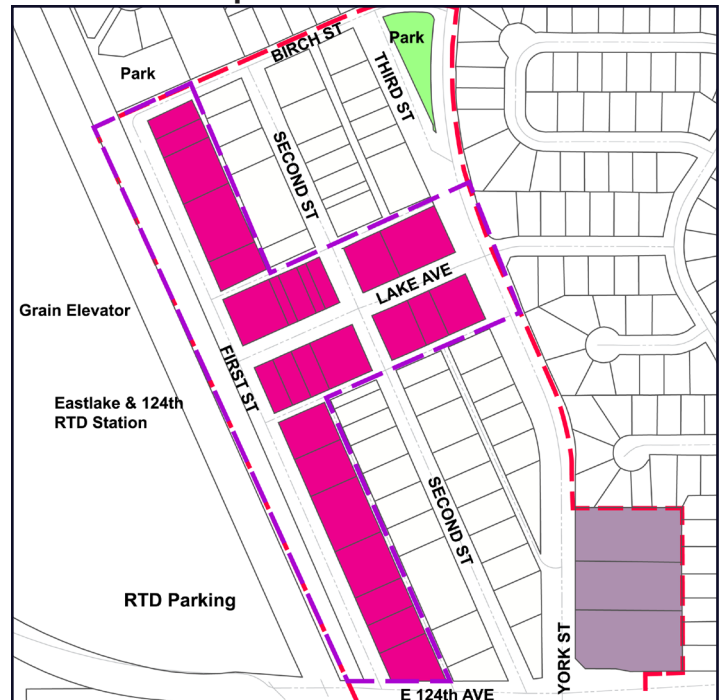
Existing Nonresidential Zone Districts (2003)



Legend:

- - - Old Town Eastlake Boundary
- - - Proposed Commercial Rezone Boundary
- Eastlake Service Zone District
- Eastlake Business Zone District
- Eastlake Office Zone District
- Neighborhood Services Zone District
- Eastlake Residential Zone District

Proposed Zone Districts



Legend:

- - - Old Town Eastlake Boundary
- - - Proposed Commercial Rezone Boundary
- Eastlake Mixed Use Zone District
- Neighborhood Services Zone District
- No Proposed Zone Changes

For more information

Visit the project website at gocot.net/EastlakeRezoning

Email: Policy.Planning@ThorntonCO.gov or call 303-538-7295