



Community Development

500 South 4th Avenue
Brighton, CO 80601
303-655-2072
www.brightonco.gov

April 3, 2026

Dear Interested Party:

I am writing this letter to inform you of an upcoming public hearing, which you may be inclined to attend. The hearing provides an opportunity for interested parties to voice their opinion on the appeal of the Historic Preservation Commission's decision regarding demolition of a designated historic structure. The appeal will be heard by the City Council. The input and opinions of residents and neighboring property owners provides valuable feedback to the City Council, City staff, and the applicant. The following is some basic information that pertains to the project.

Original Application

Type:

Certificate of Appropriateness (COA): A request to alter the exterior of a designated historic landmark.

Summary:

The request is to reconsider the Historic Preservation's denial of the COA for total demolition of structures on a property located at 575 Bush Street (the "Property"). The Property, approximately 1.12 acres in size, contains a locally designated structure which was formally designated in 2014. The applicant is appealing the denial for total demolition of the primary structure on the Property as well as an outbuilding onsite.

Location/Site Plan:

The Property is generally located to the south of East Bridge Street, to the north of Bush Street, to the west of South 6th Avenue, and to the east of South 5th Avenue.

The abbreviated legal description is as follows: The northwest quarter of the northeast quarter of Section 7, Township 1 South, Range 66 West of the 6th Principal Meridian, City of Brighton, County of Adams, State of Colorado. **See the reverse side for a vicinity map.**

Reviewing Bodies:

The City Council makes a decision to uphold the denial of the application, or to reverse the decision (approve the demolition) after a public hearing.

Public Hearings:

City Council

Tuesday, April 21, 2026, at 6:00 p.m.

**Meeting held in Council Chambers on the first floor of City Hall
500 S 4th Avenue, Brighton, CO 80601**

Additional information on the reverse side.

**City Staff Project
Manager:**

Emma Lane
Senior Planner – Historic Preservation
(303) 655-2051
elane@brightonco.gov

Project Contact:

Pearce Miller
City of Brighton

Property Owner:

City of Brighton

Additional Info:

The review process allows the City Council to determine the validity of the Historic Preservation's decision to deny the COA application for total demolition.

Please do not hesitate to contact me if you have any questions on this project or if you are unable to attend the hearing but would like to submit a comment into the record. **Public comments must be received at least 24 hours prior to the meeting time.** Thank you for your time.

Best regards,
Emma Lane, AICP
Senior Planner – Historic Preservation

575 Bush Street, Brighton, CO 80216

