

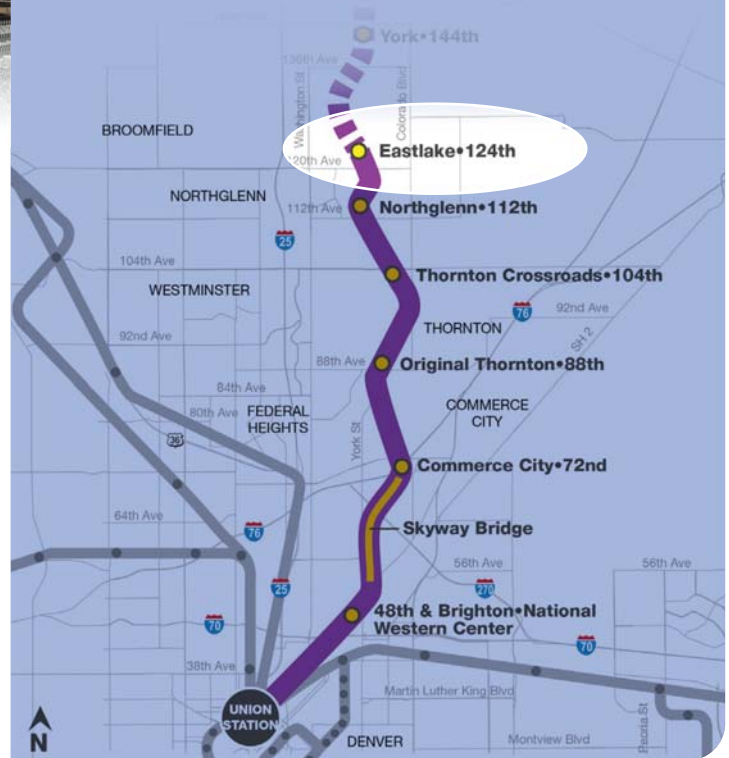
Eastlake at 124th Avenue COMMUTER RAIL STATION



Station Area Features

| | |
|---------------------------|---|
| Total Size: | 37,5 Acres |
| Zoning: | Allows for residential, retail and office uses. |
| Special Districts: | State Enterprise Zone |
| Market Forecast: | 1,300 Residential Units ~1.5K MSF Commerical |
| Project Timeline: | Station opens in 2019 |
| Demographics: | 1 mile: 15,981 people 3 miles: 123,461 people 5 miles: 246,000 people |
| Household Income: | \$85,301 average |
| Median Age: | 34.2 |

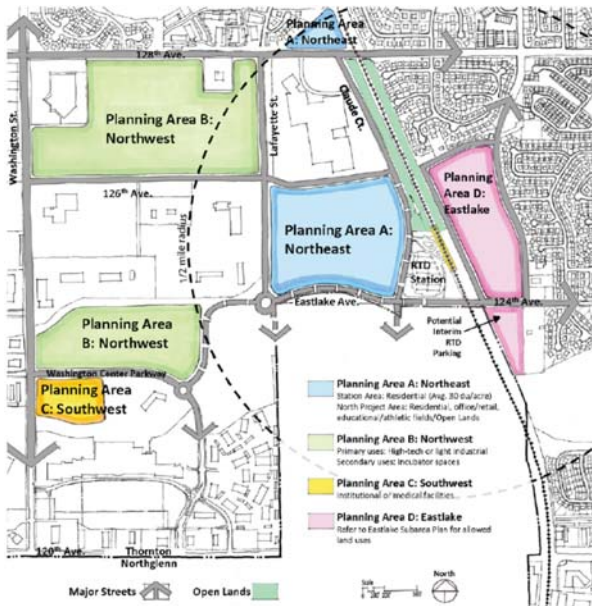
The 600-acre Station Area incorporates the station itself and properties around the station that are likely to redevelop and/or develop over time. See the Eastlake Subarea Plan for Old Town Eastlake proposals.



Eastlake at 124th Station PREFERRED LAND USE



Eastlake was originally settled as a railway town and officially platted in 1911. In 1990 Eastlake residents voted to annex into Thornton which allowed them to connect to the city's sewer service. Thornton purchased the Eastlake Open Lands area from Union Pacific Railroad in 2001 and the grain elevator and other buildings from Lee Carlson in 2002. The southern portion of the land alongside the railway line was quitclaimed to RTD in 2014 for the purpose of inclusion into the North Metro Line Eastlake at 124th Station plan area.



The Farmer's Co-Operative Grain Elevator located on the Eastlake Open Lands was constructed in 1920. The grain elevator was one of two that served many of the farm families who are well known within the Thornton community, including the Lambertsons, Stonehockers, and Brammings, to name a few. The Grain Elevator was listed on the National Register of Historic Places in 2010.

Eastlake Grain Elevator Redevelopment Proposal

