

# **Weld County Justice Center**

## ***Lake Flato Parking & Program Strategies***

DATE

April 2026

# OPTION 3A

## PARKING & PROGRAM STRATEGIES

### PROGRAM REQ.

#### JUSTICE CENTER

- 265,000 GSF
- 1,000 PARKING STALLS

#### COUNTY ADMIN BUILDING

- 130,000 GSF PLUS GROWTH TO 180,000 GSF
- 600 STALLS AT FULL BUILD OUT (1/300 SF)

TOTAL COUNTY GSF = 445,000 GSF

PARKING PARAMETERS- PARKING CAN BE SURFACE LOTS, STREET PARKING, BELOW GRADE PARKING & PARTIAL STALLS FROM GARAGE

TOTAL COUNTY PARKING REQ. = 1,600 STALLS

**TOTAL COUNTY PARKING PROVIDED = 1616 STALLS**  
 (STREET PARKING + A1A + A1B + A5A + A5B + A6 + A7 + 234 STALLS FROM PARKING GARAGE + PROPOSED BELOW GRADE PARKING)

PARKING DELTA = (+)16

#### CITY HALL

- 121,000 GSF
- 352 PARKING STALLS

#### D6 SCHOOL

- 80,000 GSF
- 175 PARKING STALLS

#### HOTEL

- 85 KEYS
- 94 PARKING STALLS

TOTAL PARKING REQ. = 621 STALLS

**TOTAL PARKING PROVIDED = 598 STALLS**  
 (STREET PARKING (Y+Z) + 549 STALLS PROVIDED IN GARAGE)

PARKING DELTA = (-)23

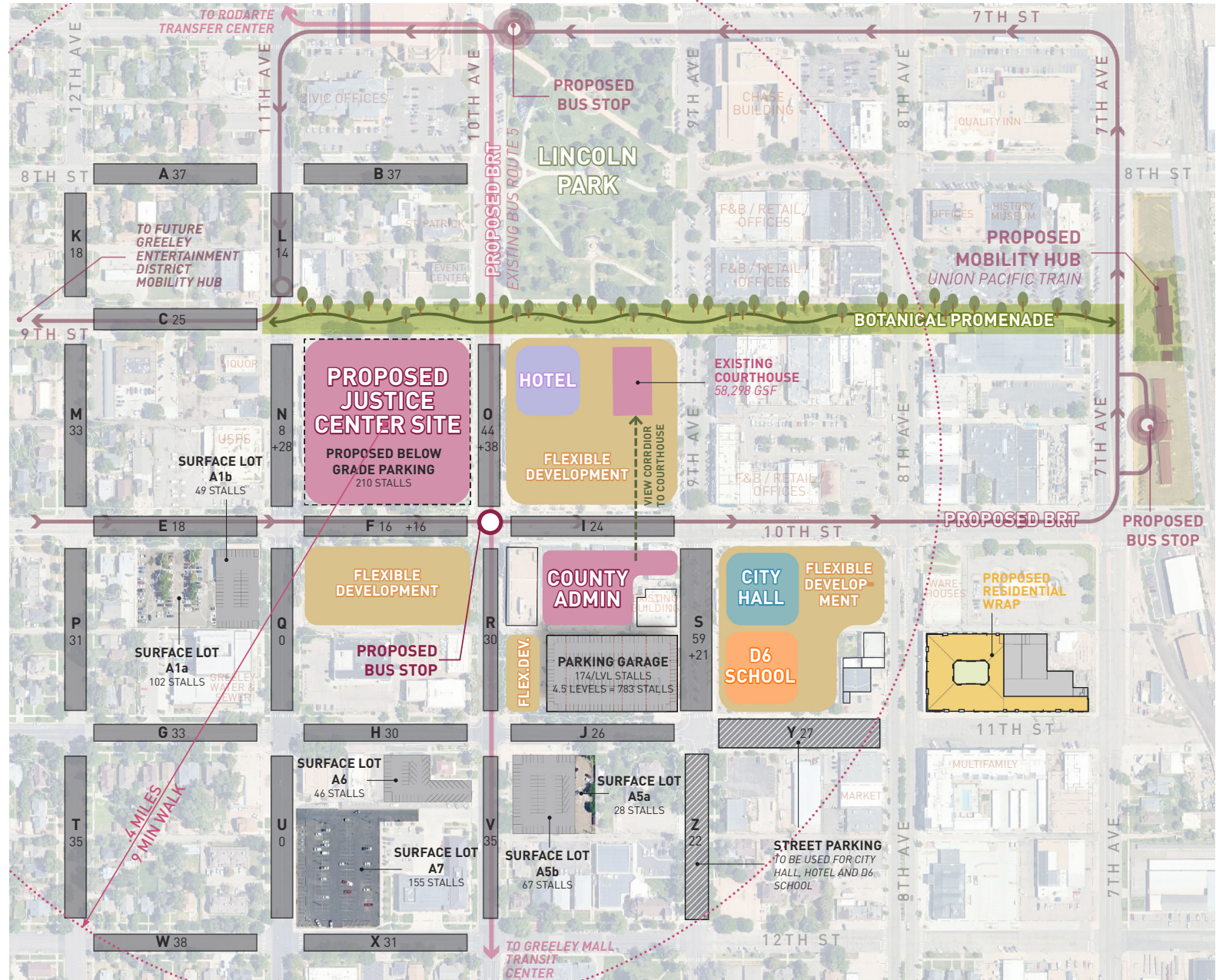
**OVERALL TOTAL GSF = 646,000 GSF**

**OVERALL PARKING REQ. = 2,221 STALLS**

**OVERALL PARKING PROVIDED = 2,214 STALLS**

**OVERALL PARKING DELTA = (-)7 STALLS**

NOTE: PARKING COUNTS DO NOT INCLUDE FUTURE FLEXIBLE DEVELOPMENTS



# OPTION 3B

## PARKING & PROGRAM STRATEGIES

### PROGRAM REQ.

- JUSTICE CENTER**
- 265,000 GSF
  - 1,000 PARKING STALLS
- COUNTY ADMIN BUILDING**
- 130,000 GSF PLUS GROWTH TO 180,000 GSF
  - 600 STALLS AT FULL BUILD OUT (1/300 SF)

TOTAL COUNTY GSF = 445,000 GSF

PARKING PARAMETERS- PARKING CAN BE SURFACE LOTS, STREET PARKING & BELOW GRADE PARKING

TOTAL COUNTY PARKING REQ. = 1,600 STALLS

**TOTAL COUNTY PARKING PROVIDED = 1610 STALLS**  
 (STREET PARKING + A1A + A1B + A2 + A5A + A5B + A6 + A7 + PROPOSED BELOW GRADE PARKING)

PARKING DELTA = (+)10

- CITY HALL**
- 121,000 GSF
  - 352 PARKING STALLS

- D6 SCHOOL**
- 80,000 GSF
  - 175 PARKING STALLS

- HOTEL**
- 85 KEYS
  - 94 PARKING STALLS

TOTAL PARKING REQ. = 621 STALLS

**TOTAL PARKING PROVIDED = 616 STALLS**  
 (STREET PARKING (Y+Z) + 567 STALLS PROVIDED IN GARAGE)

PARKING DELTA = (-)5

**OVERALL TOTAL GSF = 646,000 GSF**

**OVERALL PARKING REQ. = 2,221 STALLS**

**OVERALL PARKING PROVIDED = 2,226 STALLS**

**OVERALL PARKING DELTA = (+)5 STALLS**

NOTE: PARKING COUNTS DO NOT INCLUDE FUTURE FLEXIBLE DEVELOPMENTS



LAKE FLATO

