



Current Planning  
281 North College Avenue  
PO Box 580  
Fort Collins, CO 80522  
970.221.6750  
970.224.6134 - fax  
[fcgov.com/currentplanning](http://fcgov.com/currentplanning)

September 30, 2009

Dear Resident:

On **Wednesday October 14, 2009, at approximately 6:00 pm** (or as soon thereafter as possible), in City Council Chambers, 300 LaPorte Avenue, Fort Collins, Colorado, the City of Fort Collins Hearing Officer will conduct an **administrative public hearing** to consider a development proposal in your neighborhood. **A decision on the proposal will result from this public hearing.**

This is a request for an accessory structure with habitable space located on the rear of a lot at 1101 W Oak Street. This structure will be used as a garage and workshop; the reason it is considered to have "habitable space" is because it will have water and sewer lines extended to the structure. The property is located in the Neighborhood Conservation Low Density (NCL) zone district. The proposed use is permitted in the NCL zone district subject to administrative review (Land Use Code, Section 4.7(B)(2)(c)1).

The list of affected property owners for this public meeting is derived from official records of the Larimer County Assessor. Because of the lag time between occupancy and record keeping, or because of rental situations, a few affected property owners may have been missed. Please feel free to notify your neighbor of this pending meeting so all neighbors may have the opportunity to attend.

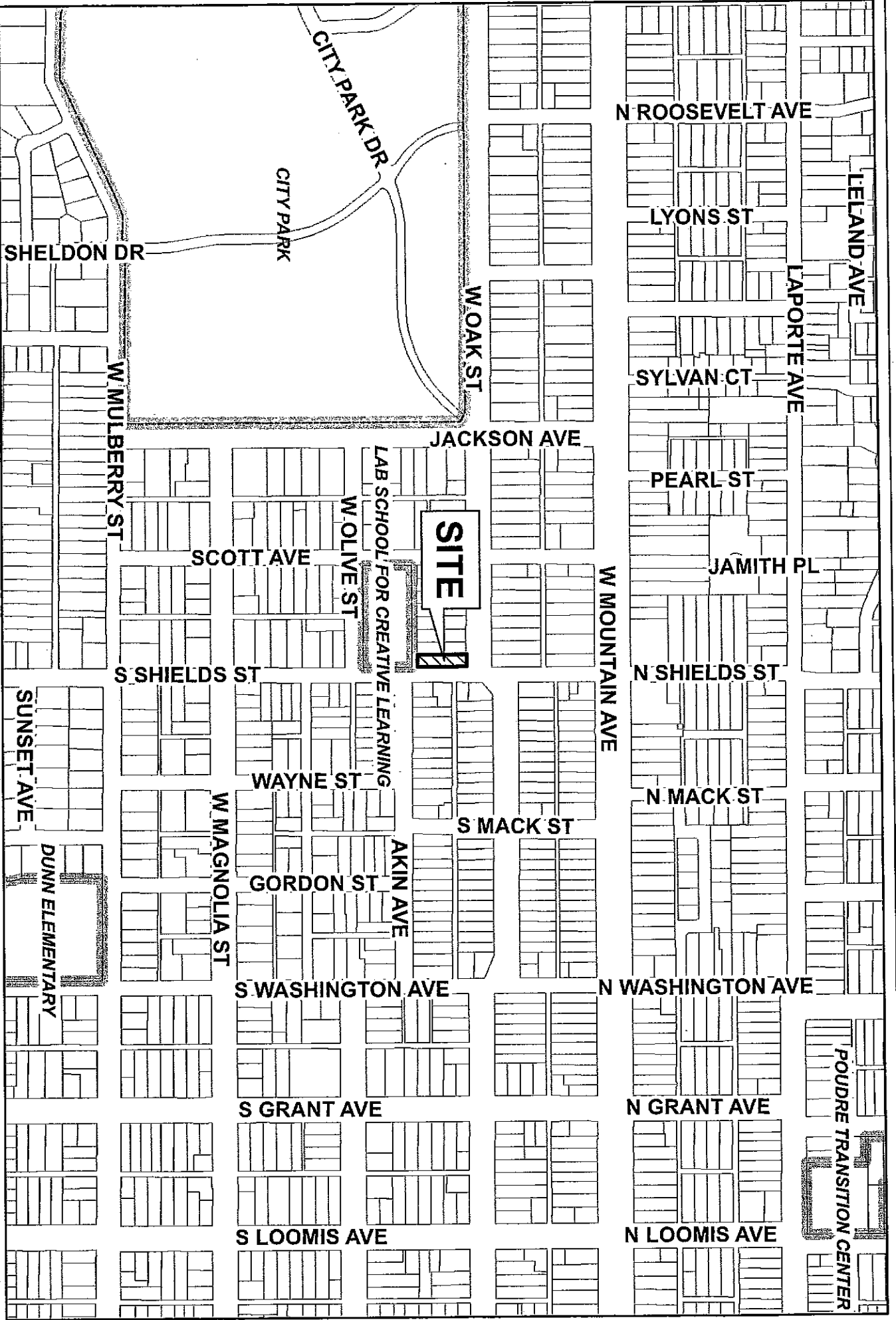
If you have any questions regarding this matter, please call our office at (970)221-6750.

Sincerely,

A handwritten signature in black ink, appearing to read "Emma McArdle", with a long horizontal flourish extending to the right.

Emma McArdle  
City Planner

\* The City of Fort Collins will make reasonable accommodations for access to City services, programs, and activities and will make special communication arrangements for persons with disabilities. Please call (970)221-6750 for assistance.



# 1101 W Oak Street, PDP, #22-09

Vicinity Map

1 inch = 500 feet

