



Development Review Center
281 North College Avenue
PO Box 580
Fort Collins, CO 80522-0580
970-221-6750
fcgov.com/DevelopmentReview

NEIGHBORHOOD MEETING INVITATION

October 19, 2016

On Wednesday, November 2, 2016, from 6:00 to 8:00 p.m., at the Christ United Methodist Church, 301 E. Drake Road, in the Fellowship Hall, the City of Fort Collins Planning Department will hold public neighborhood meeting to consider a re-development proposal in your neighborhood. The project is referred to as **King Soopers, Re-development of the Former K-Mart Parcel, located at the northwest corner of S. College Avenue and W. Drake Road.**

This meeting will be an open house format. As proposed, King Soopers plans to demolish the existing, vacant K-Mart store and build a new supermarket in its place. The new store would be approximately 119,000 square feet in size (compared to 42,000 square feet of their existing store located at 2325 S. College Avenue.) In addition, the existing former Radio Shack building would be demolished and a new 8,100 square foot pad building would be constructed in the northeast corner of the site along S. College Avenue. The existing building (Larkburger) located on the southeast corner of the site would remain intact without alterations. The plan includes 373 parking spaces. The new store would continue to share 60 parking spaces for users of the MAX bus rapid transit line. The Loaf 'N Jug is not a part of this proposal. The site is approximately nine acres and located in the C-G, General Commercial zone district. The redevelopment plan is subject to consideration by the Planning and Zoning Board.

Check out our online guide explaining how you can participate in the development review process by visiting fcgov.com/CitizenReview. You may also contact me or Delynn Coldiron, Neighborhood Services Manager, at 970-221-6676 (decoldiron@fcgov.com) who can assist residents who have questions about the review process.

Sincerely:

A handwritten signature in blue ink that reads "Ted Shepard".

Ted Shepard
Chief Planner
221-6343
tshepard@fcgov.com

MEETING TIME AND LOCATION

Wednesday, November 2, 2016
6:00 - 8:00 P.M.
Christ United Methodist Church
301 E. Drake Road
Fort Collins, CO.80525

PROPOSAL NAME & LOCATION

King Soopers Supermarket
Re-development of K-Mart at the
Northwest Corner of S.
College/Drake

PROPOSAL DESCRIPTION

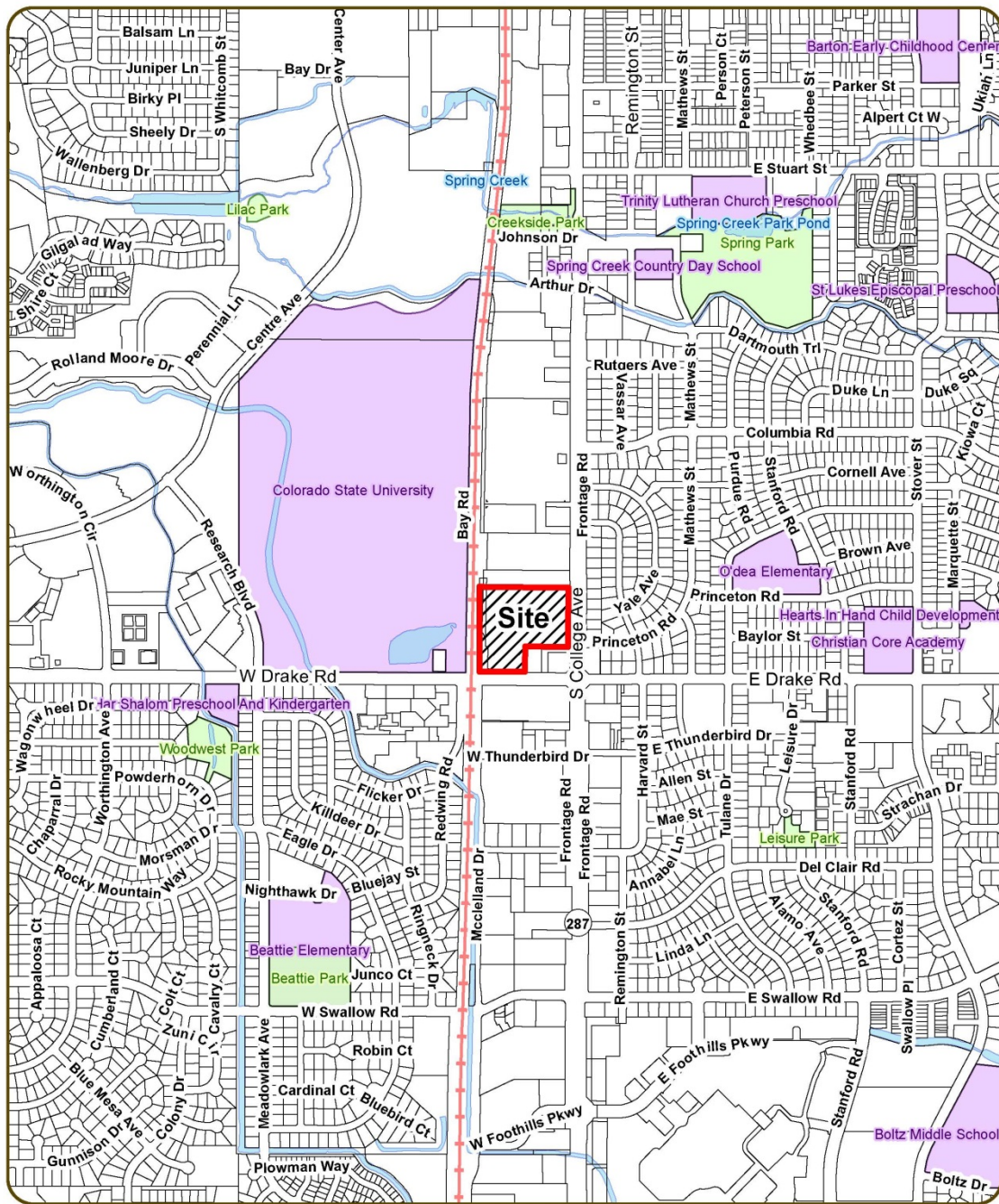
- New store – 119,000 sq. ft.
- Demolish Radio Shack
- New Pad Building – 8,100 sq. ft.
- 373 Parking Spaces
- Nine acres
- 60 spaces shared with MAX

ZONING INFORMATION

- C-G, General Commercial
- Vicinity Map on reverse

HELPFUL RESOURCES

- This letter is also available at:
fcgov.com/ReviewAgendas
- Information About the Review Process:
fcgov.com/CitizenReview



1 inch = 1,000 feet

King Soopers College & Drake



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. Auxiliary aids and services are available for persons with disabilities. V/TDD: Dial 711 for Relay Colorado.

Esta es una notificación sobre la reunión de su vecindario o sobre una audiencia pública sobre el desarrollo o proyecto en la propiedad cerca de donde usted es el dueño de propiedad. Si usted desea que esta notificación sea traducida al español sin costo alguno, favor enviar un correo electrónico en español a la siguiente dirección electrónica: translate@fcgov.com.