



Development Review Center
281 North College Avenue
PO Box 580
Fort Collins, CO 80522-0580
970-221-6689
fcgov.com/DevelopmentReview

NEIGHBORHOOD MEETING INVITATION

February 24, 2020

Dear Property Owner or Resident:

This letter is being sent to let you know of a potential development proposal near your property and to invite you to the neighborhood meeting where you can learn more about the proposal. Specific information about this development proposal is to the right and on the back of this letter.

You received this notice because records from the Larimer County Assessor’s Office indicate you own property near the proposed development site. Because of the lag time in recordkeeping, or because of rental situations, some neighbors may be missed. Please feel free to notify your neighbors of the neighborhood meeting so they can attend. If you own or manage an apartment building, please post this notice in a common area so your residents can participate.

We welcome your participation in the development review process. More information can be found by visiting fcgov.com/CitizenReview. If you have any questions, please contact me or Neighborhood Services Department, at 970-224-6046 or neighborhoodservices@fcgov.com. Neighborhood Services is available to assist residents who have questions about the review process and how to participate.

Sincerely,

Kai Kleer, City Planner
970-416-4284
kkleer@fcgov.com

MEETING TIME AND LOCATION

Monday, March 9, 2020
6:00 - 7:30 P.M.
Spirit of Joy Lutheran Church
4501 S. Lemay Avenue
Fort Collins, CO 80525

PROPOSAL NAME & LOCATION

4235 & 4217 S Mason Street,
CDR190092

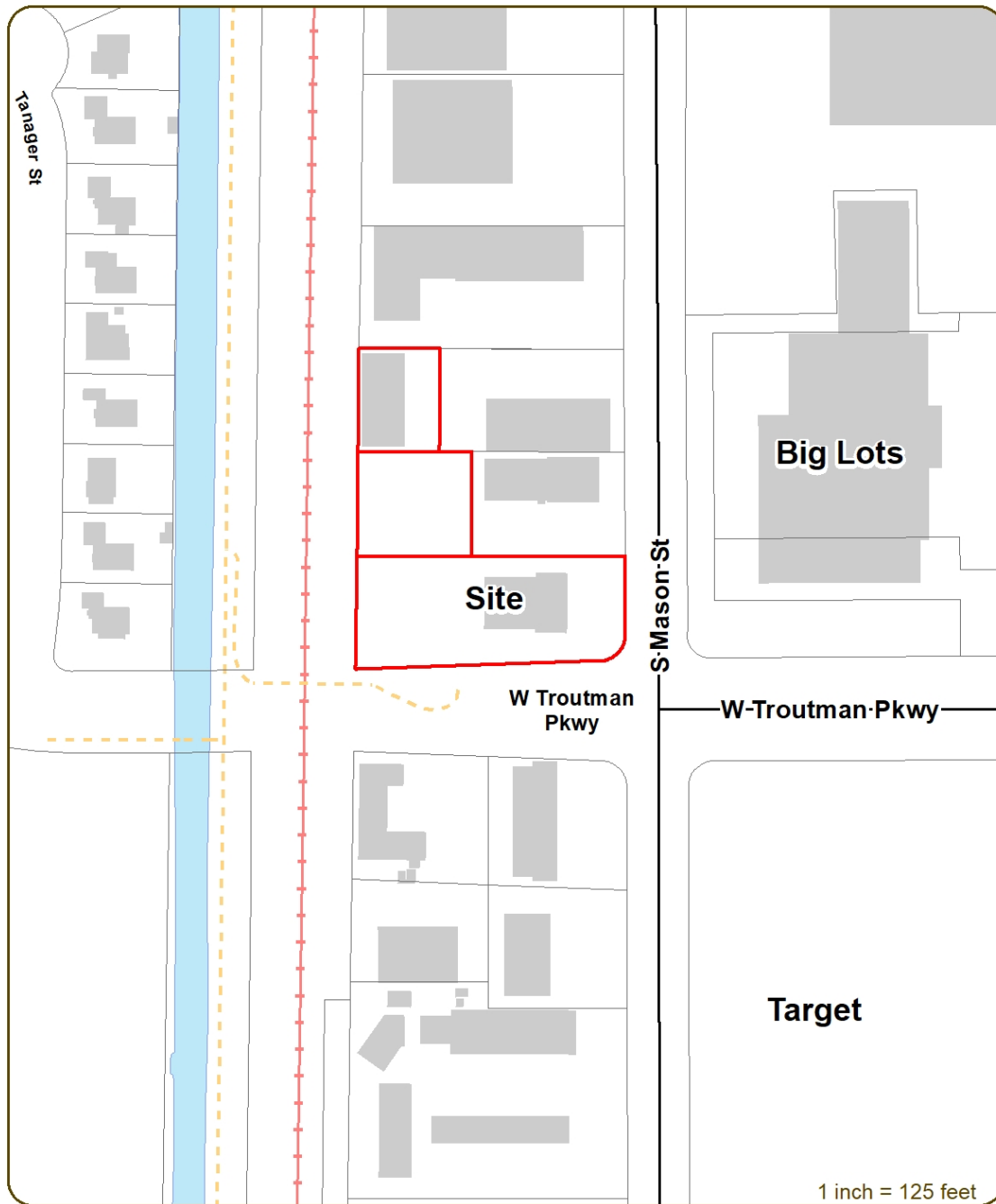
The project is located 700 feet west of S. College Ave. and .35 miles north of W. Harmony Rd.
Sign #534 (Please see project location map on the back of this letter)

PROPOSAL DESCRIPTION

- This is a proposal is to expand Blue Ribbon Auto Body located at 4221 S. Mason St. into an adjacent lot and building located at 4235 S. Mason St.
- The expansion of the existing business will include a parking area to store vehicles, minor site improvements such as landscaping and paving, and interior remodel for the purpose of auto-body repair.
- The site is in the General Commercial (C-G) Zone District.
- This proposal will be subject to a review and public hearing by the Planning & Zoning Board (P&Z).
- Residents who receive this letter will also receive a letter for the P&Z hearing.

HELPFUL RESOURCES

- This letter is also available at: fcgov.com/ReviewAgendas



4235 S Mason Street - Vehicle Repair Location Map



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.