



Development Review Center
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October 8, 2019

Klara Rossouw
Ripley Design Inc.
419 Canyon Ave
Fort Collins, CO 80521

RE: Intrawest Subdivision, BDR180035 – Manager’s Decision

Dear Klara:

On November 9, 2018, the City of Fort Collins Development Review Division received and processed a request for the Intrawest Subdivision, being a request for a Basic Development Review to subdivide and replat parts of the Strachan Subdivision, Third Filing, via the Minor Subdivision process.

A separate, but related, Minor Amendment, MA180082, amends The Arena Master Plan and the Intrawest Bank PUD.

The purpose is to subdivide the existing Intrawest Bank PUD site into two lots to enable the separate sale of a portion of the site that was formerly used as a bank drive-through.

This request has been processed in accordance with Section 2.18.3 – Basic Development Review Procedures of the City of Fort Collins Land Use Code pursuant to the applicable standards in the Land Use Code.

The Development Review Manager hereby makes the following findings of fact:

1. Intrawest Subdivision, BDR180035, has been accepted and properly processed in accordance with the requirements of Sections 2.2.10 and 2.18 of the Land Use Code.
2. Intrawest Subdivision, BDR180035, complies with the applicable sections of Article Three, General Development Standards, of the Land Use Code.
3. No zoning district requirements in Article Four, Division 4.21 – General Commercial District, are applicable to this replat.

Based on these findings of fact above, the Development Review Manager of the City of Fort Collins makes the following decision:

Approved

10/9/2019

Decision

Date



Rebecca Everett
City of Fort Collins, Development Review Manager

This final decision of the Development Review Manager may be appealed to the Planning & Zoning Board, in accordance with Article II, Division 2.18.3(L) of the Land Use Code, within 14 calendar days of the date of final action by the Development Review Manager. Guidelines explaining the appeal process, including the Code provisions previously referenced, can be found online at fcgov.com/cityclerk/appeals.php, or may be obtained in the City Clerk's Office at 300 Laporte Avenue.