



Development Review Center
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Fort Collins, CO 80522-0580
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fcgov.com/DevelopmentReview

November 24, 2020

Jaclyn Levine
7025 S Fulton St Suite 100
Centennial, CO 80112

RE: 3405 S Timberline Rd AT&T Wireless Telecommunications – Manager’s Decision

Dear Jaclyn:

On September 11, 2020, the City of Fort Collins Development Review Division received and processed a request for the 3405 S Timberline Rd AT&T Wireless Telecommunications, being a request for a Basic Development Review to install new AT&T wireless telecommunications equipment on the rooftop of the building located at 3405 S Timberline Rd. This site will replace the existing AT&T wireless facility currently located at 2000 E Horsetooth Rd. The existing zoning remaining E (Employment). This request has been processed in accordance with Section 2.18.2 – 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. 3405 S Timberline Rd AT&T Wireless Telecommunications, BDR200014, has been accepted and properly processed in accordance with the requirements of Section 2.18 of the Land Use Code.
2. 3405 S Timberline Rd AT&T Wireless Telecommunications, BDR200014, complies with the applicable sections of Article Three, General Development Standards, of the Land Use Code.
3. 3405 S Timberline Rd AT&T Wireless Telecommunications, BDR200014, complies with the requirements of Article Four, Division 4.27 – Employment Zone District.

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

Approved	11/24/2020
Decision	Date



Noah Beals
City of Fort Collins, Interim 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.