



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

October 12, 2021

Marilou Smith
2900 Silverwood Dr
Fort Collins, CO 80525

RE: 700 W Myrtle Street - Duplex, BDR210008 – Manager’s Decision

Dear Marilou:

On July 23, 2021, the City of Fort Collins Development Review Division received and processed a request for the 700 W Myrtle Street-Duplex, being a request for a Basic Development Review to change the use of an existing single-family detached dwelling to a two-family dwelling. 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. 700 W Myrtle Street – Duplex, BDR210008, has been accepted and properly processed in accordance with the requirements of Section 2.2.10, and 2.18 of the Land Use Code.
2. 700 W Myrtle Street – Duplex, BDR210008, complies with the applicable sections of Article Three, General Development Standards, of the Land Use Code.
3. 700 W Myrtle Street – Duplex, BDR210008, complies with the requirements of Article Four, Division 4.8 – Neighborhood Conservation, Medium Density District.

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

Approved _____
Decision

10/12/2021 _____
Date

Rebecca Everette
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.