



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

NOTICE OF HYBRID PUBLIC HEARING

August 6, 2025

Dear Property Owner or Resident:

This letter is to inform you the Planning and Zoning Commission will conduct a public hearing to consider a change to the subdivision plat for the Enclave at Redwood development near your property. **The hearing will be held on-site in Council Chambers, City Hall as well as virtually through Zoom.** Basic information about this development proposal is to the right and on the back of this letter. A decision regarding the approval or denial of the proposal will be made at the hearing.

For remote participation, a Zoom link is provided. You can participate over the phone, on the internet, or through the Zoom app on a smartphone, tablet, or computer. At least 48 hours before the meeting **virtual participation information will be available at fcgov.com/developmentreview/proposals**. If you do not have access to the internet or need help accessing documents, call our Development Review Neighborhood Services Liaison, Em Myler, at 970-224-6076.

You received this notice because records from the Larimer County Assessor's Office indicate you own property near the proposed development site, and because the Fort Collins Land Use Code requires it for any Planning and Zoning Commission hearing on a development plan.

If you have any questions, please contact me, or Em Myler, at 970-224-6076 or devreviewcomments@fcgov.com. Em is available to assist residents who have questions about the review process and how to participate.

Sincerely,

A handwritten signature in black ink, appearing to read "Clark Mapes".

Clark Mapes, City Planner
970-221-6225
cmapes@fcgov.com

HEARING TIME AND LOCATION

Thursday, August 21, 2025, 6:00 P.M.

Virtual & In-Person Meeting Options

Council Chambers, City Hall,
300 Laporte Avenue

Virtual meeting information will be posted 48 hours prior to the meeting at fcgov.com/developmentreview/proposals.

PROPOSAL NAME AND LOCATION

Enclave at Redwood Subdivision **#MJA/FDP 250007**

Northeast quadrant of Redwood Street and Suniga Road (location map on the reverse)

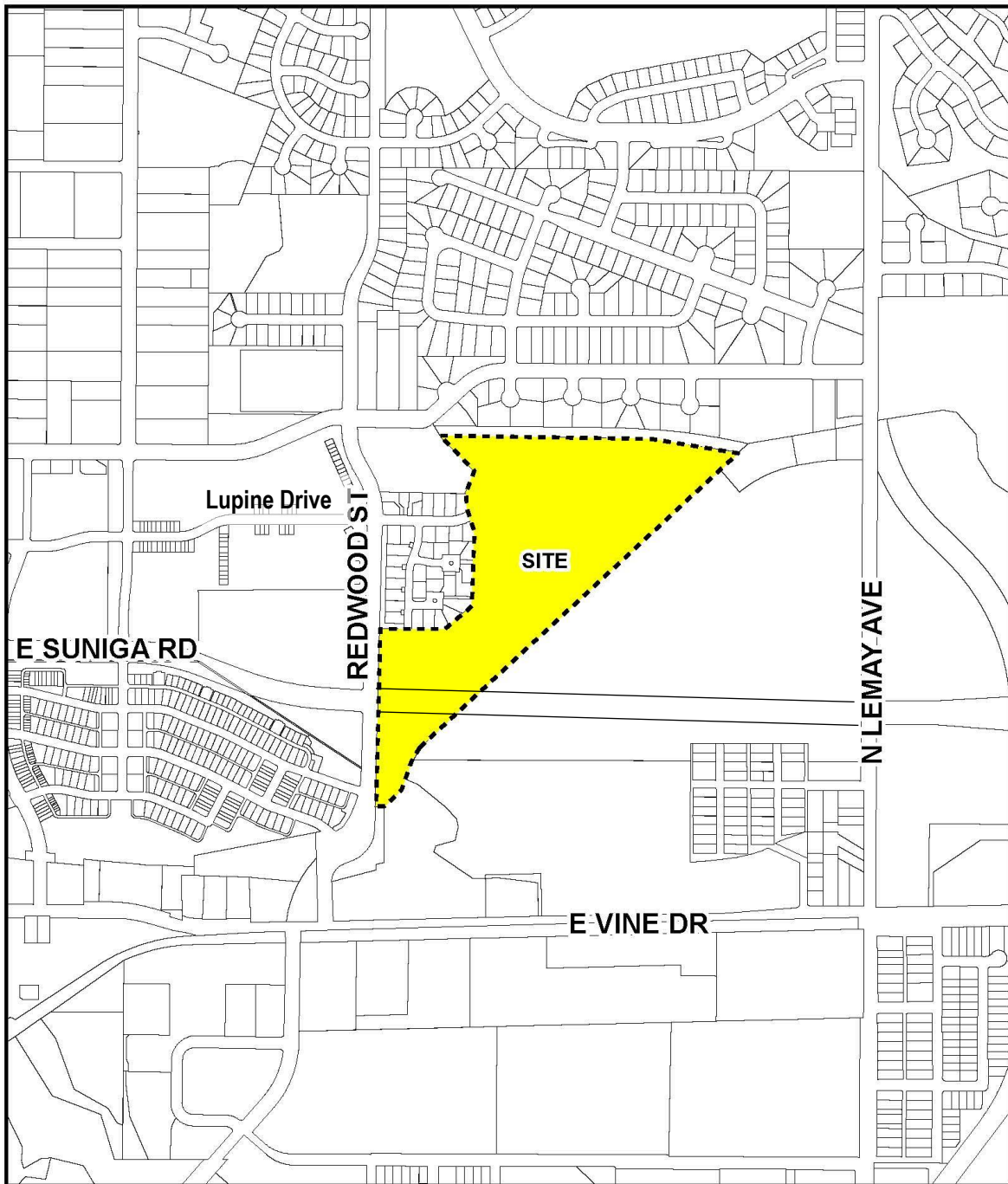
Sign # 906; Parcel #s 9701474001,
9701475001, 9701476001

PROPOSAL INFORMATION

- This is a proposed replat to divide the already-approved development plan into lots for purposes of structuring the developer's sale to an owner. There is zero physical or visible change to the approved plan.
- City code requires this letter and review by the Planning and Zoning Commission for the subdivision plat.

HELPFUL RESOURCES

- Plans and Staff Report:
fcgov.com/cityclerk/planning-zoning
- This letter is also available at:
fcgov.com/developmentreview/proposals
- Information about the review process:
fcgov.com/ResidentReview



THE ENCLAVE AT REDWOOD 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. Contact Shar Manno, Manager, Customer Support, smanno@fcgov.com or 970-221-6767 (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.