



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

NOTICE OF PUBLIC HEARING

October 22, 2019

Dear Property Owner or Resident:

This letter is being sent to let you know the City Council will conduct a public hearing to consider a rezoning proposal near your property. Specific information about this 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.

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 public hearing 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.

If you are unable to attend the meeting or would like to provide comments in advance, please contact me or Sylvia Tatman-Burruss, Neighborhood Development Review Outreach Specialist, at 970-224-6076 or statman-burruss@fcgov.com. Sylvia is available to assist residents who have questions about the review process and how to participate.

We welcome and encourage your participation, as your input is an important part of the development review process.

Sincerely,

Cameron Gloss, Long-Range Planning Manager
970.224.6174
cgloss@fcgov.com

HEARING TIME AND LOCATION

Tuesday, November 5, 2019 – 6:00 P.M.
City Hall, 300 Laporte Avenue

PROPOSAL NAME & LOCATION

Hughes Stadium Property Rezoning, REZ190001 (Please see map on back.)

PROPOSAL INFORMATION

- Request rezoning the property from Transition (T) to the following 2 zones:

Low Density Mixed-Use Neighborhood (LMN) on the east half of the property.

Residential Foothills (RF) on the west half of the property, with a condition that residential units be clustered and 50% of the area be retained in an 'open' condition.

- Permitted uses within the two proposed zone districts are generally:
LMN—a minimum of 4 residential unit types; a neighborhood center up to 5 ac.
RF—clustered single-family dwellings

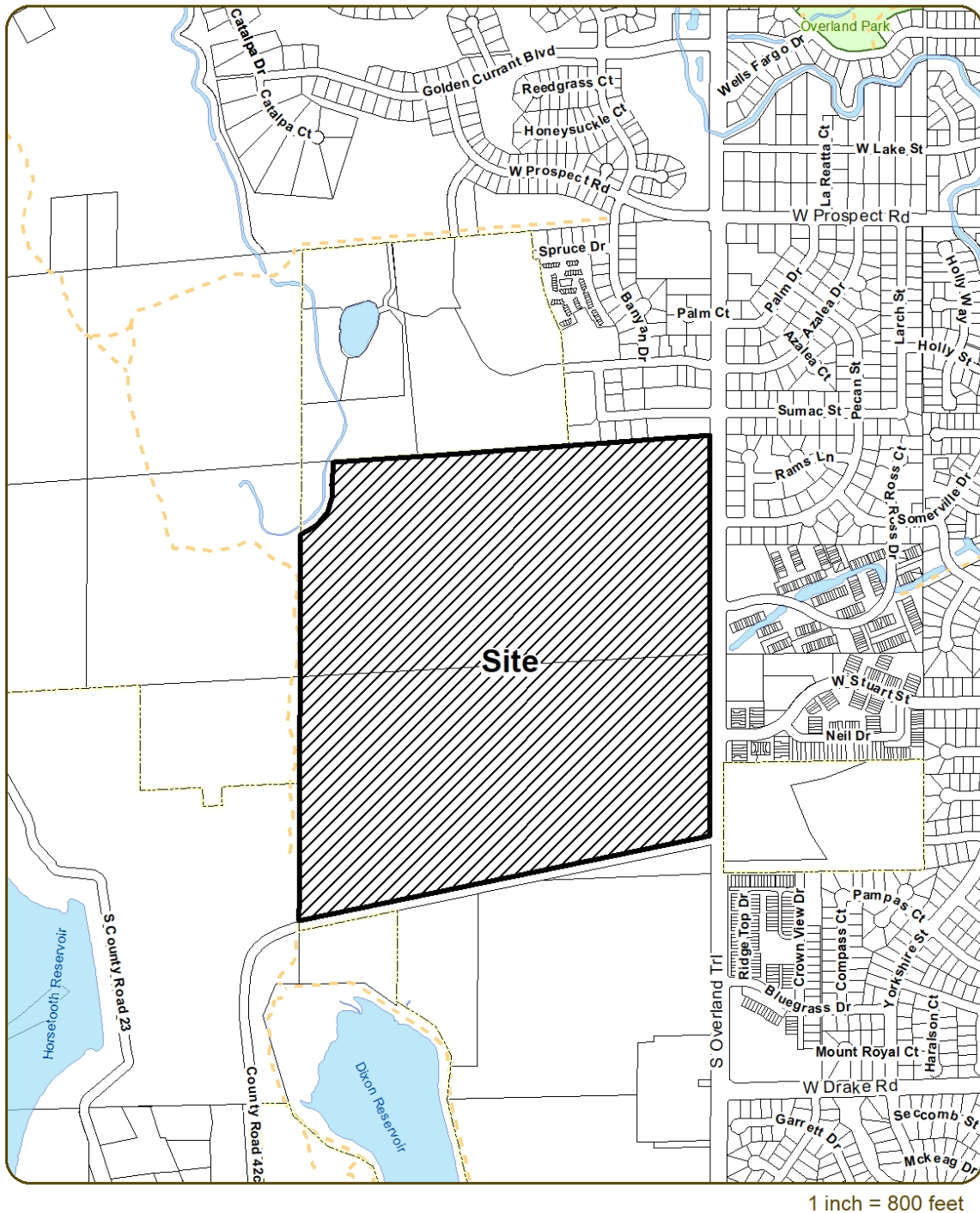
For a detailed list of all permitted uses in the two zone districts, please refer to https://library.municode.com/co/fort_collins/codes/land_use?nodeId=ART4DI_DI_V4.5LODEMIENEDIN and

https://library.municode.com/co/fort_collins/codes/land_use?nodeId=ART4DI_DI_V4.3REFODI

- The Planning & Zoning Board heard this item at their September 19th Hearing and has made a recommendation of RF zoning to City Council.

HELPFUL RESOURCES

- Rezoning related info: https://ourcity.fcgov.com/hughes_stadium_redevelopment
- This letter is also available at: fcgov.com/ReviewAgendas.
- Plans and Staff Report: fcgov.com/cityclerk/planning-zoning.
- Information About the Review Process: fcgov.com/CitizenReview.



Hughes Stadium Property Rezoning



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.