



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

NEIGHBORHOOD MEETING INVITATION

March 15, 2023

Dear Property Owner or Resident:

This letter is to invite you to a neighborhood meeting on **Thursday, March 30th for a proposed single-family detached subdivision near your property. The meeting will be held in-person at the Summitview Church, 1601 W. Drake Road** where you can learn more about the development proposal. Basic information about this proposed development is to the right and on the back of this letter.

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 neighborhood meeting 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.

We welcome your participation in the development review process. More information can be found by visiting fcgov.com/ResidentReview. If you have any questions, please contact me or Em Myler, our Development Review Neighborhood Services Liaison, 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,

Kai Kleer, City Planner
970-416-4284 kkleer@fcgov.com

MEETING DATE AND LOCATION

Thursday, March 30, 2023

6:00 - 7:30 P.M.

Summitview Church
1601 W Drake Road
Fort Collins, CO 80526

PROPOSAL NAME AND LOCATION

Hull Orchards, PDP230002

1839 Hyline Drive.

(location map on the back of this letter).

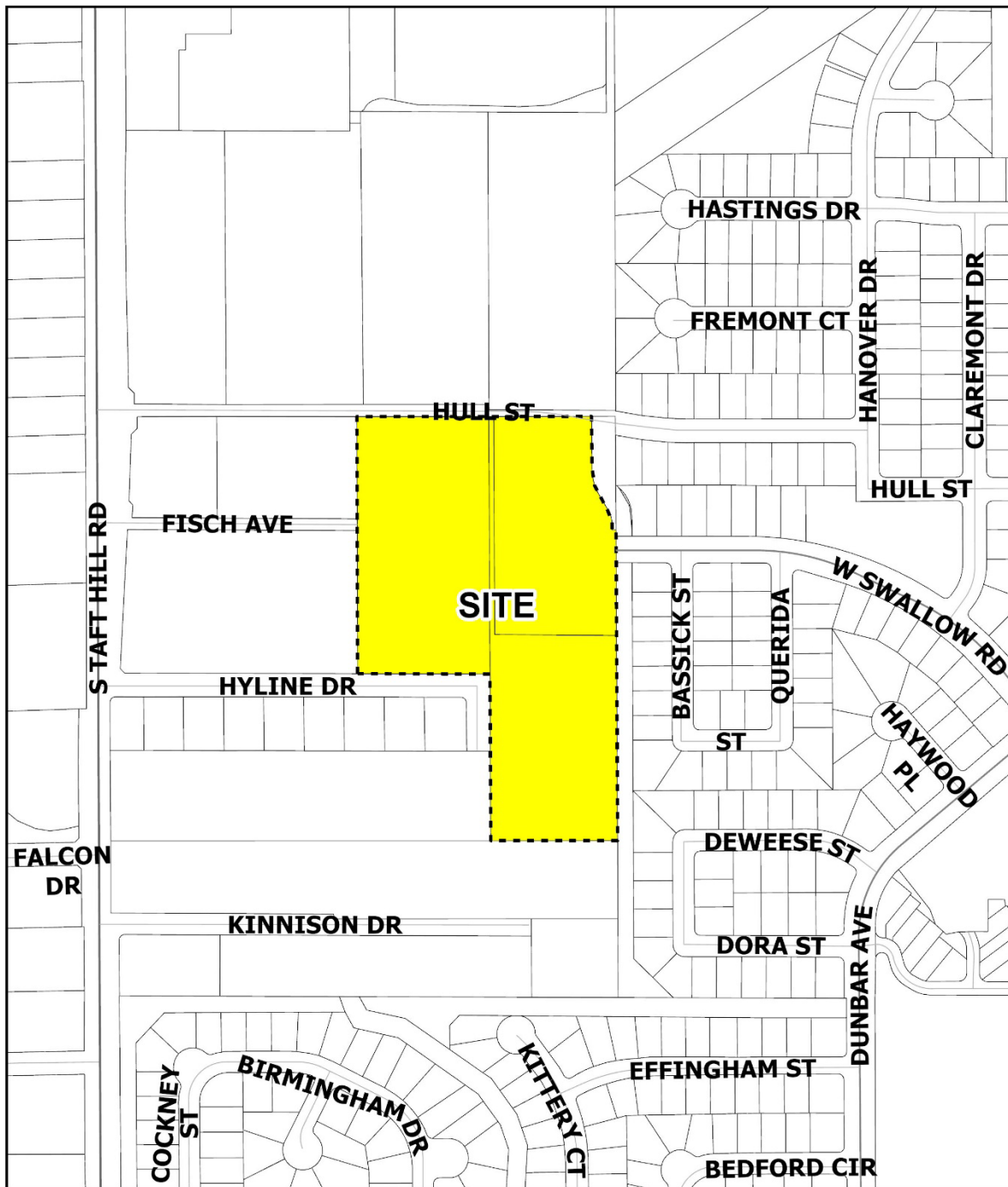
Sign #729, Parcel #s 9727205012, 9727205008, and 9727205007.

PROPOSAL DESCRIPTION

- This is a proposal to create a 55-lot single-family detached subdivision on approximately 12-acres of land.
- The proposal includes a 1.7-acre park and would construct a portion of a regional trail that would eventually provide connection into the Spring Creek Trail system.
- The development is required to create a street and block system that extends West Swallow Road, Hull Street and Hyline Drive into the site for future access.
- The site is in the Low Density Mixed-Use Neighborhood (LMN) zone district.
- This proposal will require a review and public hearing by an Administrative Hearing Officer.
- Residents who receive this letter will also receive a letter for the administrative hearing.

HELPFUL RESOURCES

- This letter is also available at: fcgov.com/developmentreview/proposals
- If you need assistance accessing documents, call Em at 970-224-6076.



Hull Orchards
VICINITY 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.