



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

NEIGHBORHOOD MEETING INVITATION

April 28, 2023

Dear Property Owner or Resident:

This letter is to invite you to a **hybrid neighborhood meeting on May 15th for a proposed Project Development Plan** near property you own. **The meeting will be held on-site at the OBC Wine Project at 824 E Lincoln Ave as well as virtually through Zoom.** At the meeting, 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.

City Council has authorized the use of remote technology for select neighborhood meetings. You can participate over the phone, on the internet, or through the Zoom app on a smartphone, tablet, or computer. You do not need a paid Zoom account to participate. **Virtual participation information will be available at fcgov.com/developmentreview/proposals at least 48 hours in advance of the meeting.** If you do not have access to the internet or need assistance 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. 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 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,

Shawna Van Zee, City Planner
 970-224-6086
SVanZee@fcgov.com

MEETING DATE AND LOCATION

Monday May 15, 2023

6:00 - 7:30 P.M.

Virtual & In-Person Meeting Options

OBC Wine Project

824 E Lincoln Ave.

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

PROPOSAL NAME AND LOCATION

Hartford / Habitat Condo Project, PDR210019,

SE Corner of Buckingham St & 3rd St

(Location map on the back of this letter).

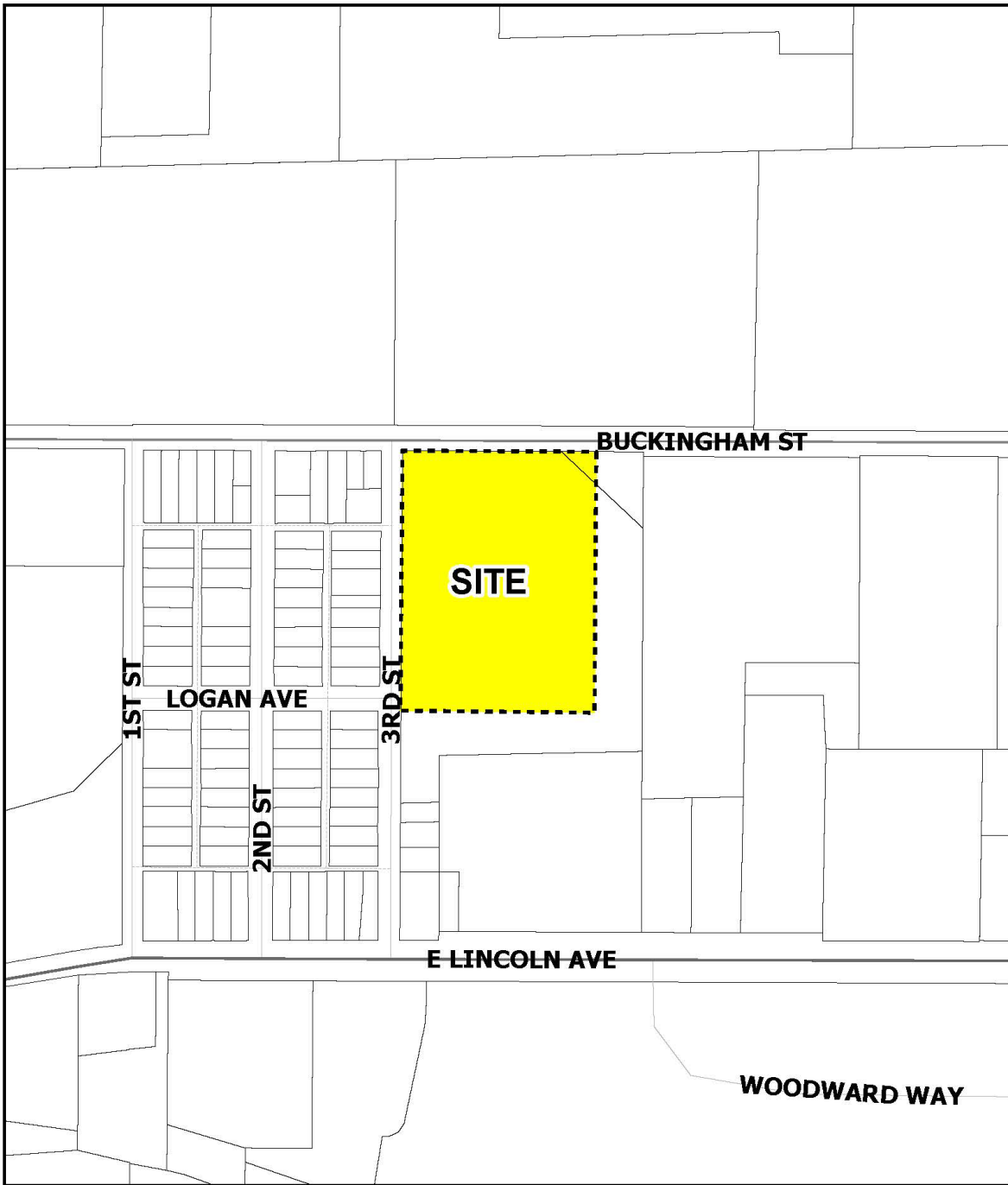
Sign #652, Parcel #s 9712100042, 9712100053

PROPOSAL DESCRIPTION

- This is a proposal to develop the site with multi-family dwellings with 20% proposed to be affordable.
- The proposed development is for 7 multi-family buildings containing 20 dwelling units for a total of 140 units.
- It will also include 219 parking spaces (combination of garage, on-site, and on-street parking).
- Access will be taken from the proposed 4th St to the east which would be accessed from Buckingham St to the north and Logan St to the south.
- The property is located within the Industrial (I) zone district. There was a previous neighborhood meeting held about the proposed rezoning to Neighborhood Conservation Buffer (NCB) zone district.
- This proposal will be subject to a public hearing.
- Residents who receive this letter will also receive a letter for the public hearing.

HELPFUL RESOURCES

- This letter is also available at: fcgov.com/developmentreview/proposals



Hartford / Habitat Condo Project
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.