



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

# HYBRID NEIGHBORHOOD MEETING INVITATION

September 27, 2023

Dear Property Owner or Resident:

This letter is to invite you to a **hybrid neighborhood meeting on October 12 for a proposal to construct apartments at the northeast corner of I-25 and Prospect Road** near property you own. **The meeting will be held in Conference Rooms A-C, 281 N College Avenue, Fort Collins, CO 80524 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.

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](http://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. 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](http://fcgov.com/ResidentReview). If you have any questions, please contact me or Em Myler at 970-224-6076 or [devreviewcomments@fcgov.com](mailto:devreviewcomments@fcgov.com). Em is available to assist residents who have questions about the review process and how to participate.

Sincerely,

Kai Kleer, AICP | City Planner  
 970-416-4284 [kkleer@fcgov.com](mailto:kkleer@fcgov.com)

## MEETING DATE AND LOCATION

**Thursday, October 12, 2023**  
 6:00 - 7:30 P.M.

### Virtual & In-Person Meeting Options

Conference Rooms A-C ,  
 281 N College Avenue,  
 Fort Collins, CO 80524

Virtual meeting information will be posted 48 hours prior to the meeting at [fcgov.com/developmentreview/proposals](http://fcgov.com/developmentreview/proposals).

## PROPOSAL NAME AND LOCATION

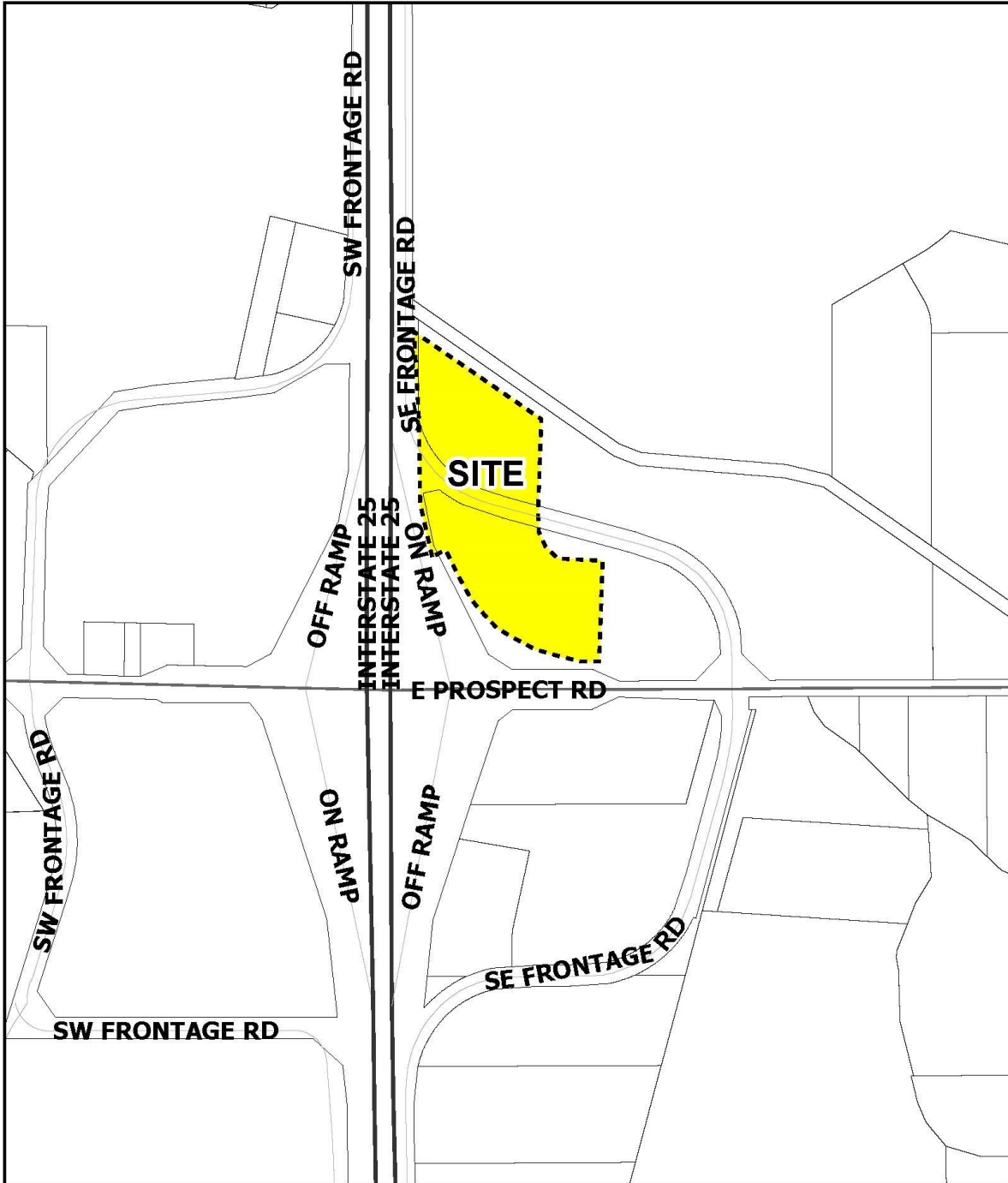
Prospect Ridge Apartments, PDR230001, NE corner of the Prospect Rd and I-25 interchange (location map on the back of this letter). Sign #746, Parcel # 8715300010.

## PROPOSAL DESCRIPTION

- This is a proposal to construct approximately 250 multi-family units at the northeast corner of I-25 and Prospect Road.
- The project includes six 4-story buildings, 440 parking spaces and clubhouse with pool.
- Access to the site is proposed from a future local street that would be constructed with the Rudolph Farm Infrastructure Project Development Plan.
- The site is in the General Commercial (C-G) Zone District.
- This proposal would require a review and public hearing by the Planning & Zoning Commission (P&Z) to allow the land use.
- Residents who receive this letter would also receive a letter for the P&Z hearing.

## HELPFUL RESOURCES

- This letter is also available at: [fcgov.com/developmentreview/proposals](http://fcgov.com/developmentreview/proposals)



Prospect Ridge Apartments  
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](mailto: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](mailto:translate@fcgov.com).