

## NOTICE OF HEARING – CHANGE OF DATE

Notice is hereby given that on Tuesday, December 3, 2019, at 6:00 P.M. in Council Chambers, 300 Laporte Avenue, Fort Collins, Colorado, the Fort Collins City Council will conduct a Public Hearing to consider a development proposal consisting of site specific development plans, the approval of which may create vested property rights pursuant to Colorado law.

### GENERAL DESCRIPTION

The project is referred to as Montava Planned Unit Development (PUD) Overlay, file #ODP180002. This is a request to develop approx. 999 acres in the NE area of Fort Collins roughly bounded by the Water Glen and Trailhead neighborhoods on the south, Turnberry Rd on the west, the Anheuser Busch brewery and I-25 on the east and Richards Lake Rd on the north (parcel #s 8833000001, 8833000006, 8832000001, 8833000002, 8832000002, 8704000001, 8704000002). The land is currently undeveloped or used for agricultural purposes. The plan to develop the property includes new neighborhoods, a town center, urban agriculture, business and commercial uses, employment, parks, trails, schools and related transportation improvements. The project could accommodate up to 5,000 dwelling units and 750,000 square feet of non-residential uses. The project includes portions of the following zone districts: Low-Density Mixed-Use (LMN), Employment (E), and Industrial (I). The project is going through the PUD Overlay review process which included neighborhood meetings, City staff review and a Planning and Zoning Board recommendation for approval. City Council is the decision maker on this application. City Council will be considering approval of a PUD Overlay and Master Plan, 3 City plan amendments, and a development agreement with extended vested property rights. The City Council Hearing Notice can be found online at: [fcgov.com/ReviewAgendas](http://fcgov.com/ReviewAgendas). The Staff Report can be found online at: [fcgov.com/cityclerk/agendas](http://fcgov.com/cityclerk/agendas). Information about the review process can be found online at: [fcgov.com/CitizenReview](http://fcgov.com/CitizenReview).