



Development Review Center
281 North College Avenue
PO Box 580
Fort Collins, CO 80522-0580
970-221-6750
fcgov.com/DevelopmentReview

NOTICE OF PUBLIC HEARING

February 9, 2015

Dear Property Owner or Resident:

This letter is being sent to let you know about a development proposal near your property and to invite you to the public hearing where you can provide the hearing officer with your comments regarding this proposal. Specific information about this development proposal is to the right and on the back of this letter. **We welcome and encourage your participation, as your input is an important part of the development review process.**

You received this notice because records from the Larimer County Assessor's Office indicate you own property within the notification area. 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.

Check out our online guide of your ways to participate in the development review process by visiting fcgov.com/CitizenReview. You may also contact me or Sarah Burnett, Neighborhood Development Review Liaison, at 970-224-6076 or sburnett@fcgov.com. Sarah is available to assist residents who have questions about the review process and how to participate.

Public comment is encouraged during all phases of the review process. If you are unable to attend the hearing, but would like to provide input, please feel free to contact me via e-mail, phone, or mail (contact information below). If you have questions at any time, please feel free to contact us.

Sincerely,

Rebecca Everette, AICP
City Planner
970-416-2625
reverette@fcgov.com

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. Please call 970-220-6750 for assistance.

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: titlesix@fcgov.com.

HEARING TIME AND LOCATION

Monday, February 23, 2015
5:30 p.m.
Conference Room A
281 N. College Ave.

** Scheduled as the 2nd item on the agenda*

PROPOSAL NAME & LOCATION

Elderhaus Adult Daycare
6813 S. College Ave.
(This site is located on College Ave. south of Trilby Rd.)

PROPOSAL DESCRIPTION

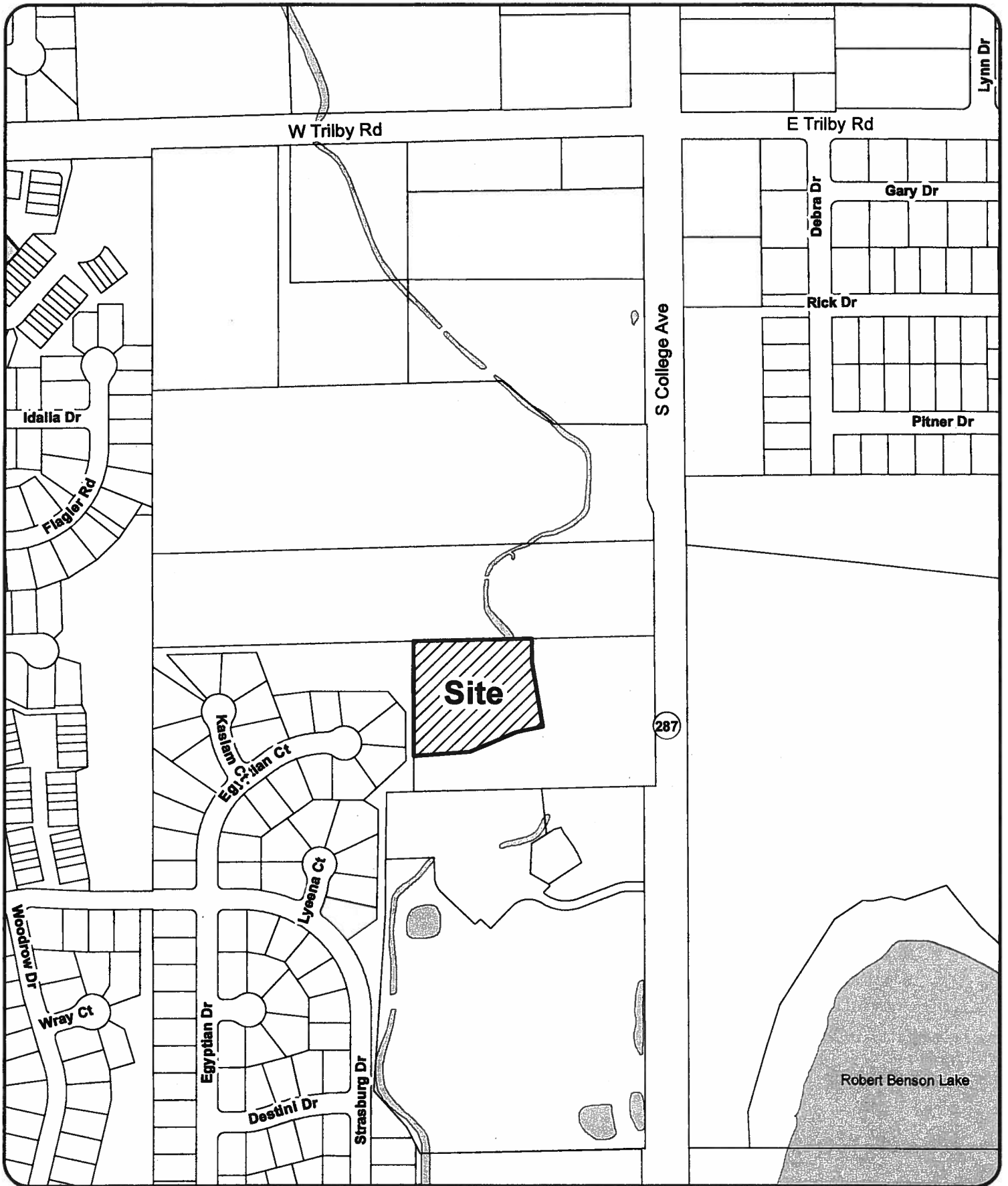
- Change of use to Adult Day/Respite Care
- Use of existing 1-story building
- No building additions proposed
- Additional on-site landscaping
- 74 parking spaces, 6 bicycle parking spaces
- 1.96-acre lot

ZONING INFORMATION

- Medium Density Mixed-Use Neighborhood (M-M-N) zone district
- Adult day/respite care is permitted if approved by an administrative hearing officer in a public hearing

HELPFUL RESOURCES

- Hearing Notice, Plans, and Staff Report: fcgov.com/ReviewAgendas
- Information About the Review Process: fcgov.com/CitizenReview



1 inch = 333 feet

**Elderhaus Adult Daycare
Major Amendment
Location Map**