



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

September 24, 2014

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 for ways that you can 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 write me at the address below or e-mail me at jholland@fcgov.com. If you have questions at any time, please feel free to contact us.

Sincerely,

Jason Holland, PLA | City Planner
City of Fort Collins
281 North College Avenue
Fort Collins, CO 80522
970.224.6126
jholland@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
Wednesday October 1st, 2014
5:00 p.m. (This is scheduled as the 2nd item on the agenda.)
Conference Room A
281 North College Avenue, Fort Collins

PROPOSAL NAME & LOCATION
Fox Grove Project Development Plan,
Phase One

Project Location: Approximately 2,000 feet southeast of the corner of East Mulberry Street and I-25 (please see map on reverse)

PLAN DETAILS

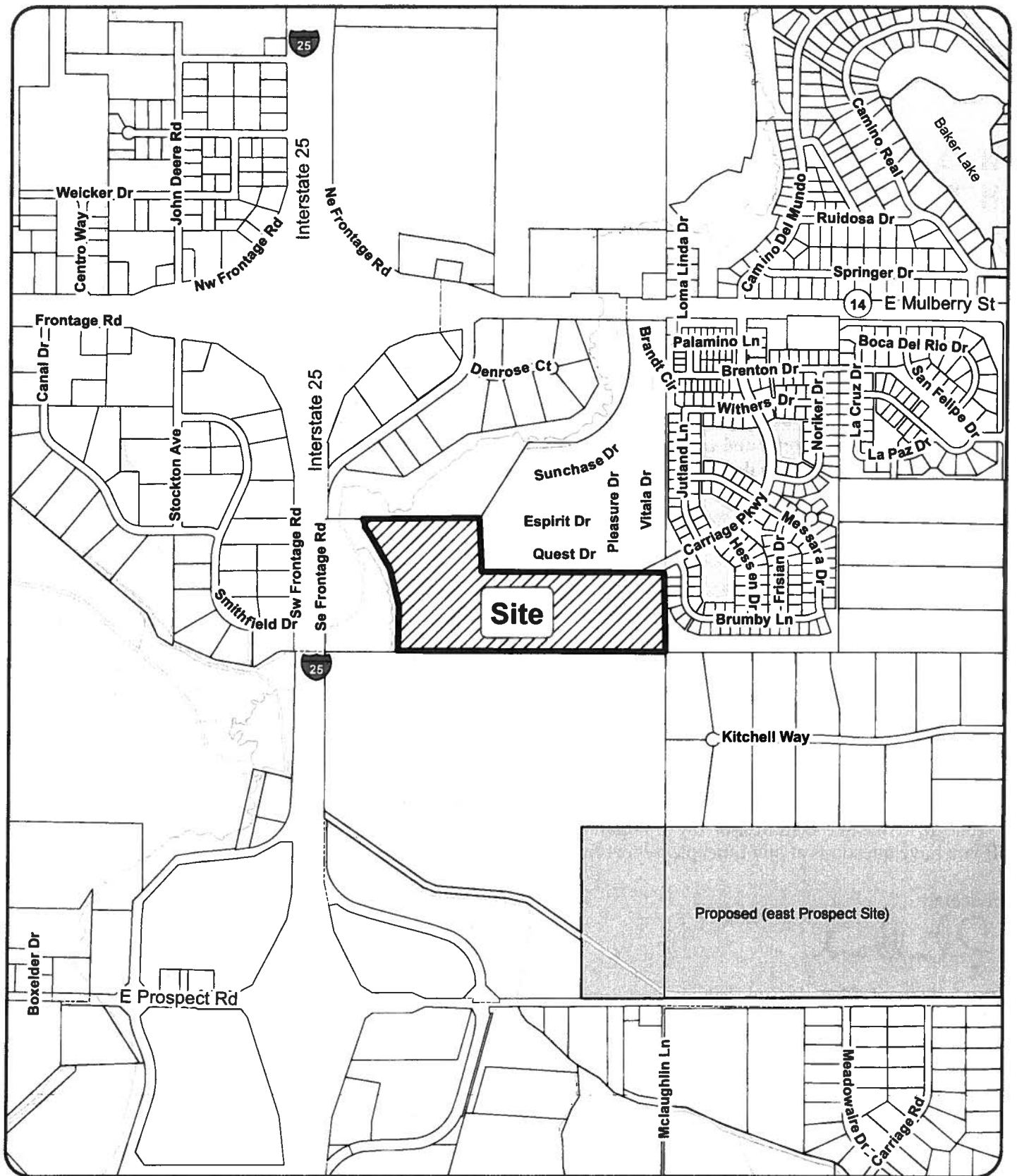
- Proposed use: Single Family Detached Residential Lots;
- 67 lots, 21.87 total acres
- 1.9 acres small neighborhood parks and central open space provided
- 4.98 total acres open space provided
- Overall density: approximately 3 dwellings per gross acre.

ZONING INFORMATION

- Low Density Mixed-Use Neighborhood (L-M-N)

HELPFUL RESOURCES

- Hearing Notice, Plans, and Staff Report (It may take several days following this mailing for the drawings to be uploaded for the October 1st hearing):
fcgov.com/ReviewAgendas
- Information About the Review Process:
fcgov.com/CitizenReview



Fox Grove Proposed Residential Neighborhood



1 inch = 1,000 feet

