



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

NEIGHBORHOOD MEETING INVITATION

November 29, 2017

Dear Property Owner or Resident:

This letter is being sent to let you know of a potential development proposal near your property and to invite you to the neighborhood meeting where you can learn more about the proposal. Specific information about this development proposal is to the right and on the back of this letter.

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/CitizenReview. If you have any questions, please contact me or Sylvia Tatman-Burruss, Neighborhood Development Review Outreach Specialist, at 970-224-6076 or statman-burruss@fcgov.com. Sylvia is available to assist residents who have questions about the review process and how to participate.

Sincerely,

Pete Wray, AICP | Senior City Planner
970.221.6754
pwray@fcgov.com

MEETING TIME AND LOCATION

Wednesday, December 13, 2017

6:15 - 7:45 P.M.

Bacon Elementary, Flex Room

5844 S. Timberline Road

Fort Collins, CO 80528

PROPOSAL NAME & LOCATION

Hansen Farm – PDP170036

6015 S. Timberline Road

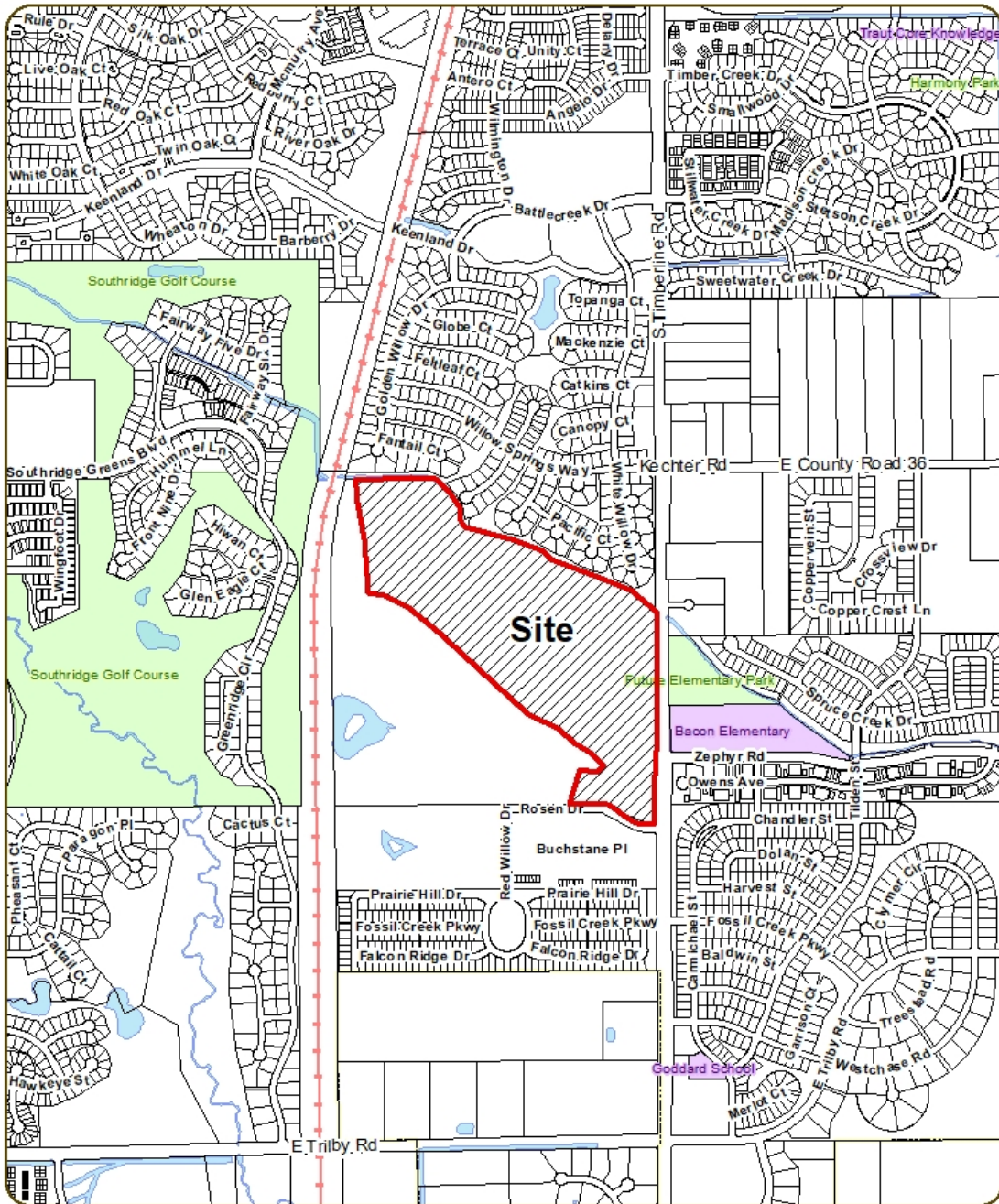
(Please see project location map on the back of this letter)

PROPOSAL DESCRIPTION

- This is a proposal to develop a Project Development Plan (PDP) on approximately 55.2 acres.
- Proposed development will include 184 single-family dwellings (121 detached and 63 attached), located in the Low Density Mixed-Use Neighborhoods (LMN) zone district.
- Primary access is off S. Timberline Road.
- Future development phases not part of this PDP include Medium Density Mixed-Use Neighborhoods, and Neighborhood Commercial uses.
- This proposal will be subject to an administrative Type I review and public hearing by a Hearing Officer.
- Residents who receive this letter will also receive a letter for the hearing.

HELPFUL RESOURCES

- Conceptual Review Plans and Comments for this proposal: fcgov.com/ConceptualReview (Monday, April 24)
- This letter is also available at: fcgov.com/ReviewAgendas



1 inch = 1,000 feet

Hansen Farm 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. 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.