



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

# NEIGHBORHOOD MEETING INVITATION

September 7, 2016

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.

We also want to make sure you're aware of other long-range planning projects going on around the City in 2016. Please see the following links for preliminary information about these projects and ways to get involved and provide input. You may also enter your email address at these websites and we'll email you progress updates and information about upcoming public meetings. **We welcome and encourage your participation, as your input is an important part of the planning process.** If you have questions at any time, please feel free to contact me at the information provided below.

Old Town Neighborhoods Plan Update:  
<http://fcgov.com/otnp>

Downtown Plan Update:  
<http://fcgov.com/downtown>

Sincerely,

Ryan Mounce  
City Planner  
970.224.6186  
[rmounce@fcgov.com](mailto:rmounce@fcgov.com)

## MEETING TIME AND LOCATION

Wednesday, September 21, 2016  
6:00 – 7:30 P.M.

Nix Farm Office Building  
1745 Hoffman Mill Road

## PROPOSAL NAME & LOCATION

Nix Farm Natural Areas Facility

Major Amendment

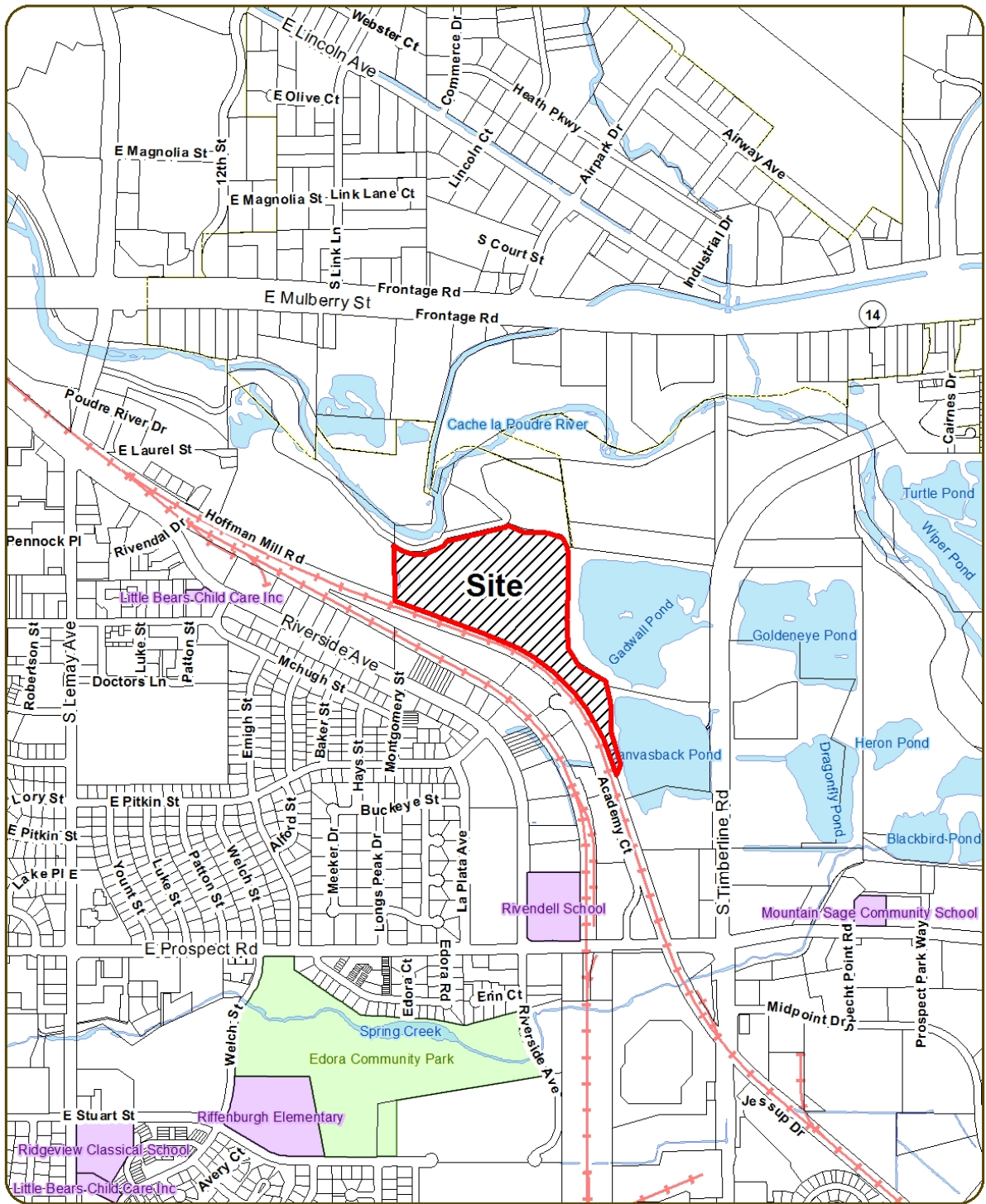
Located at 1745 Hoffman Mill Road  
(Please see project location map on the back of this letter)

## PROPOSAL DESCRIPTION

- Construct new garage/storage building and an addition to the existing shop building.
  - New garage/storage building: 1-story; 5,000 square feet
  - Shop addition: 1-story; 1,200 square feet
- A future phase could include the construction of new office building(s) for the City of Fort Collins Natural Areas Department
- The project is subject to review and approval by the Planning and Zoning Board and is located in the Public Open Lands (POL) zone district.

## HELPFUL RESOURCES

- This letter is available at:  
[fcgov.com/ReviewAgendas](http://fcgov.com/ReviewAgendas)
- Check out the online guide about the review process and ways to participate:  
[fcgov.com/CitizenReview](http://fcgov.com/CitizenReview)



## Nix Farm Natural Areas Facility Major Amendment



*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](mailto:translate@fcgov.com).*