



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)

## NOTICE OF PUBLIC HEARING

April 12, 2018

Dear Property Owner or Resident:

This letter is being sent to let you know a public hearing has been scheduled to consider a development proposal near your property. The project is referred to as the **West Vine Storage Project Development Plan**. Specific information about this development proposal is to the right and on the back of this letter. A decision regarding the approval or denial of the proposal will be made by an administrative hearing officer following the hearing.

As proposed, the project is an enclosed mini-storage facility. There would be 50,960 square feet of interior storage, 2,560 square feet of support facilities, for a total of 53,520 sq. ft. of construction. The existing metal building will be retained on the property and incorporated into the project as well as the existing cell phone tower (approved under a previous application). The support facilities will consist of office, maintenance office and work space, and a caretaker's apartment. The project will be constructed as a single phase. The parcel is located at 1050 W. Vine Drive and zoned C-L, Limited Commercial.

If you are unable to attend the meeting or would like to provide comments in advance, please contact me or Sylvia Tatman-Burruss, Neighborhood Development Review Outreach Specialist, at 970-224-6076 or [statman-burruss@fcgov.com](mailto:statman-burruss@fcgov.com). Sylvia is available to assist residents who have questions about the review process and how to participate.

We welcome and encourage your participation, as your input is an important part of the development review process.

Sincerely,

Ted Shepard, Chief Planner  
970-221-6343  
[tshepard@fcgov.com](mailto:tshepard@fcgov.com)

### HEARING TIME AND LOCATION

Thursday, April 26, 2018  
5:30 P.M.  
Conference Room A, 281 N. College Avenue, Fort Collins, CO

### PROPOSAL NAME & LOCATION

West Vine Storage, PDP170016

This site is located at 1050 W. Vine Drive

Please see vicinity map on the reverse.

### PROPOSAL DESCRIPTION

- 50,960 sq. ft. of storage
- Interior storage only
- No outdoor storage
- 4.1 acres
- Includes office
- Includes caretaker's apartment
- Existing metal building to remain
- Access from Vine Drive only
- No access from Shields.

### ZONING INFORMATION

- C-L Limited Commercial

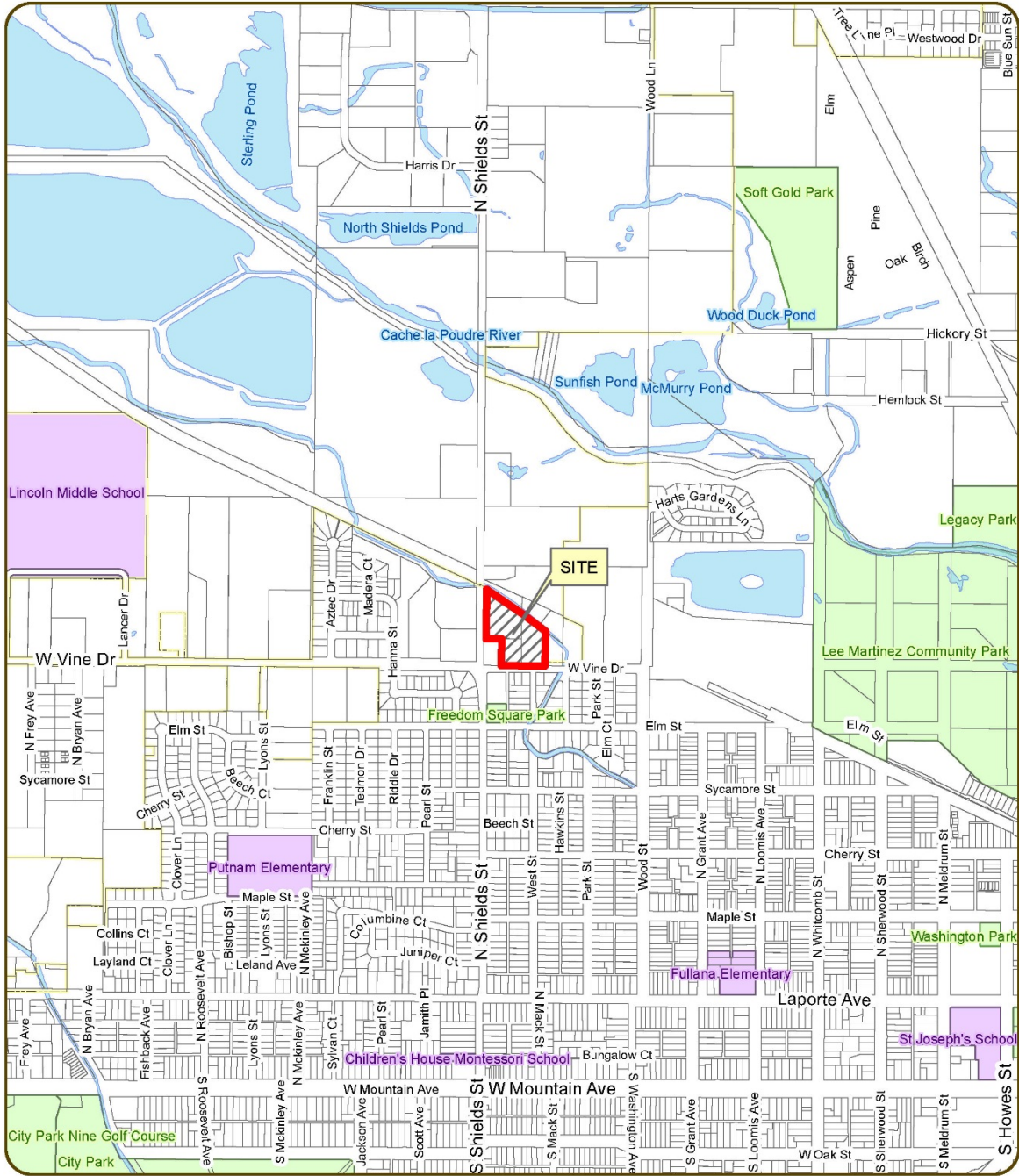
### HELPFUL RESOURCES

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



# 1050 W Vine Dr

1 inch = 1,000 feet



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).