



Development Review Center  
281 North College Avenue  
PO Box 580  
Fort Collins, CO 80522-0580  
970-221-6689  
[fcgov.com/DevelopmentReview](http://fcgov.com/DevelopmentReview)

## NOTICE OF VIRTUAL PUBLIC HEARING

October 29, 2024

Dear Property Owner or Resident:

This letter is to inform you that a **virtual public hearing on November 13, 2024**, has been scheduled to consider a development proposal near your property. Basic 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.

You may attend and participate in this hearing over the phone, on the internet, or through the Zoom app on a smartphone, tablet, or computer. **Virtual participation information will be available at [fcgov.com/developmentreview/proposals](http://fcgov.com/developmentreview/proposals) at least 48 hours in advance of the meeting.** You do not need a paid Zoom account to participate. If you do not have access to the internet or need help accessing documents, contact our Development Review Neighborhood Services Liaison, Em Myler, at [devreviewcomments@fcgov.com](mailto:devreviewcomments@fcgov.com).

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 public hearing 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 and encourage your participation, as your input is an important part of the development review process. If you are unable to attend the meeting or would like to provide comments in advance, please contact me, or Em Myler at [devreviewcomments@fcgov.com](mailto:devreviewcomments@fcgov.com). Em is available to assist residents who have questions about the review process and how to participate.

Sincerely,

Arlo Schumann, Associate Planner  
970-221-6599  
[aschumann@fcgov.com](mailto:aschumann@fcgov.com)

### HEARING DATE AND TIME

**Wednesday, November 13, 2024**  
5:30 P.M.

### Remote/Virtual Meeting

Meeting information will be posted at [fcgov.com/developmentreview/proposals](http://fcgov.com/developmentreview/proposals) 48 hours prior to the meeting.

### PROPOSAL NAME AND LOCATION

The Mark, FDP240013

255 Johnson Drive (location map on reverse).

Sign # 790, Parcel # 9723119001.

### PROPOSAL DESCRIPTION

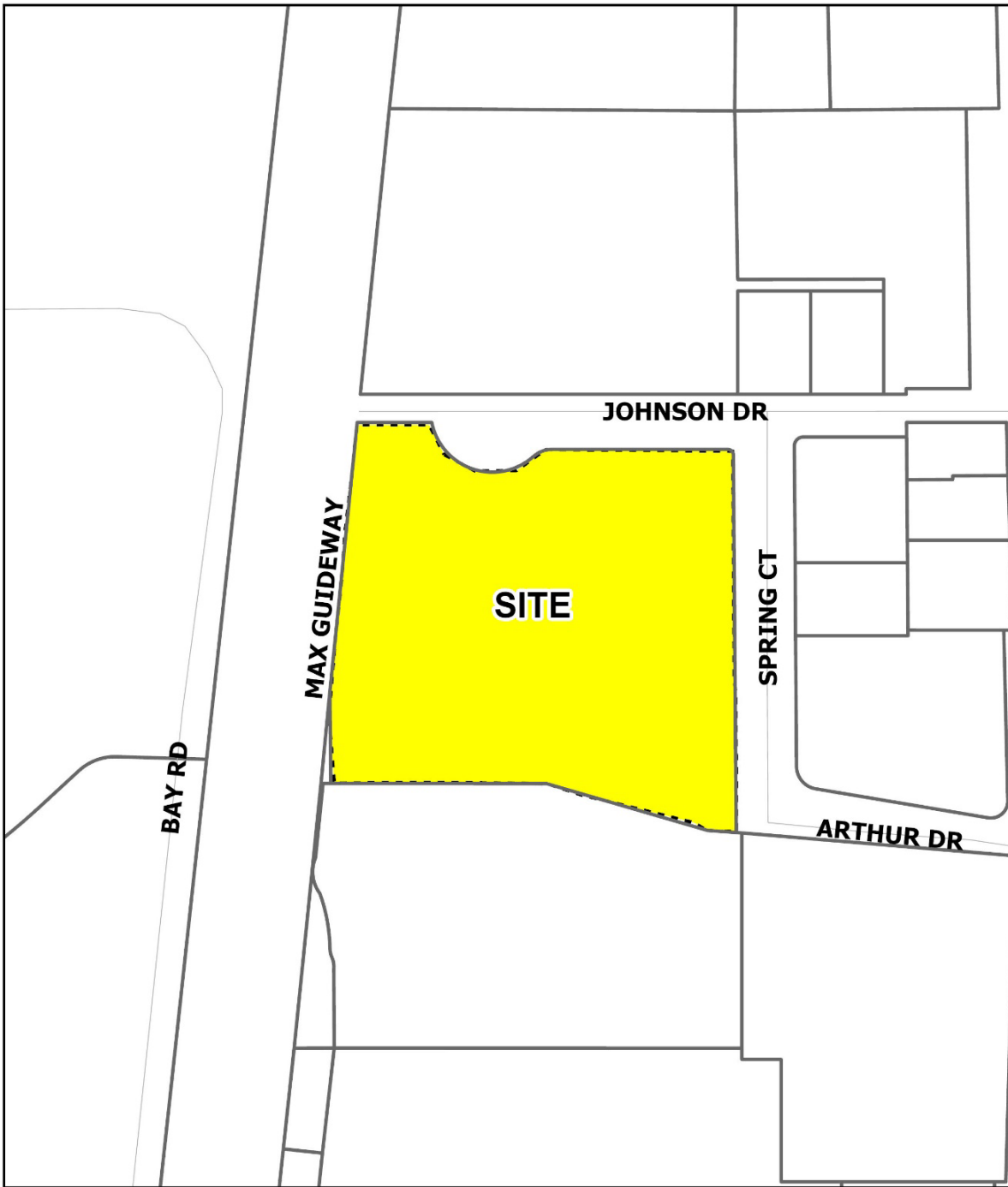
- This is a request for a combination Project Development Plan / Final Development Plan to restart a student-oriented multi-family project at 255 Johnson Drive
- The development proposes a 6-story multi-family building with 193 units.
- There are 400 bike parking spaces, and 318 vehicular parking spaces provided in a structured parking garage on-site.
- Access is taken from Johnson Dr to the north of the property.

### ZONING INFORMATION

- Property is located in the General Commercial (CG) Zone District.
- The proposal is a permitted use in this district and is subject to an Administrative Hearing.

### HELPFUL RESOURCES

- Hearing Notice, Plans, and Staff Report:  
[fcgov.com/developmentreview/proposals](http://fcgov.com/developmentreview/proposals)
- Information About the Review Process:  
[fcgov.com/ResidentReview](http://fcgov.com/ResidentReview)
- If you need assistance accessing documents, contact Em at [devreviewcomments@fcgov.com](mailto:devreviewcomments@fcgov.com)



The Mark - Type 1 Hearing  
LOCATION 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. Contact Shar Manno, Manager, Customer Support, [smanno@fcgov.com](mailto:smanno@fcgov.com) or 970-221-6767 (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).