



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

NEIGHBORHOOD VIRTUAL MEETING INVITATION

May 4, 2020

Dear Property Owner or Resident:

This letter is to inform you of a **rescheduled** neighborhood meeting for Brothers BBQ—a potential development proposal near your property that will be considered. The neighborhood meeting was originally scheduled for March 24. Specific information about this development proposal is to the right and on the back of this letter. **THIS NEIGHBORHOOD MEETING WILL BE VIRTUAL.**

City Council has authorized the use of remote technology for select neighborhood meetings. You can participate over the phone, on the internet, or through the Zoom app on a smartphone, iPad, or computer. You do not need a paid Zoom account to participate. Virtual participation information will be available at <https://www.fcgov.com/developmentreview/agendas.php> at least 48 hours in advance of the meeting. If you do not have access to the internet or need assistance, call 970-224-6076.

If you would like to test the Zoom interface, test meetings will be held on Tuesdays and Thursdays from 12:30-1:00 PM MST throughout the month of May. Join at <https://zoom.us/join> or in the Zoom app with the meeting ID 947-3158-1627. Public comment will not be accepted during these test calls.

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 meeting. If you own or manage an apartment building, please post this notice in a common area so any residents can be informed.

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 Alyssa Stephens, at 970-224-6076 or devreviewcomments@fcgov.com. Alyssa is available to assist residents who have questions about the review process and how to participate.

Sincerely,

Clark Mapes, City Planner
970.221.6225 cmapes@fcgov.com

MEETING TIME AND LOCATION

Monday May 18, 2020
6:00 - 7:30 P.M.

Remote/Virtual Meeting

(please see participation information to the left)

PROPOSAL NAME & LOCATION

Brothers BBQ, File # CDR200004

Southwest corner of Taft Hill Rd. and Mulberry St.

Sign #536 (Location map is on the back of this letter).

PROPOSAL DESCRIPTION

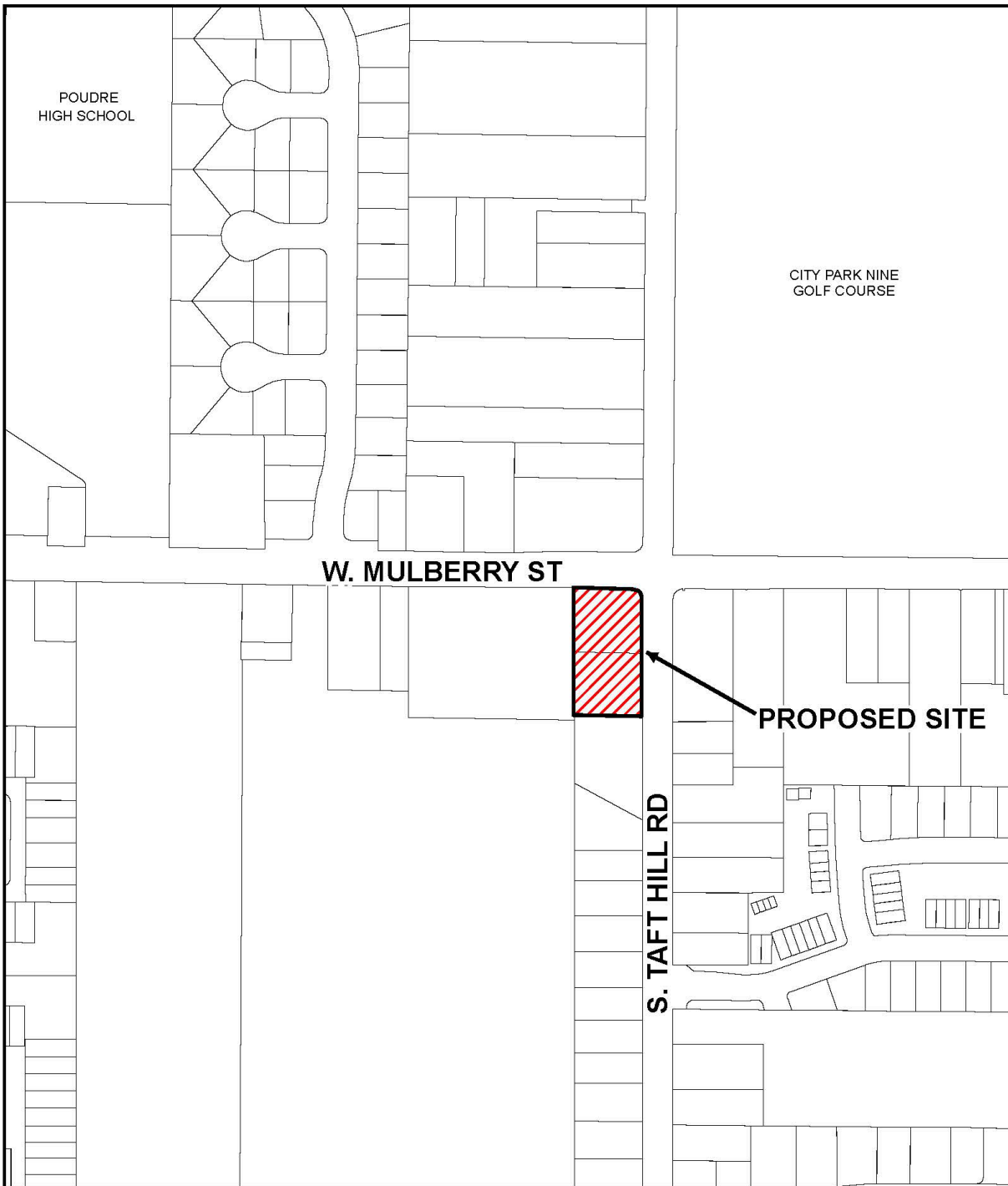
- Renovate vacant and dilapidated 1950’s-era gas station for a BBQ restaurant.
- Would include new sidewalks with street trees and repaving the site for parking.

REGULATORY INFORMATION

- A public hearing by the Planning and Zoning Board would be required for the project, with another mailed notice.
- The property is in the Low Density Mixed-Use Neighborhood (LMN) Zone District.
- Several variances are needed to meet today’s development standards, to enable re-use of the 1950’s development site.

HELPFUL RESOURCES

- This letter is also available at: fcgov.com/ReviewAgendas



Brothers BBQ 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. 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.