

January 2, 2020

Dear Property Owner:

I am writing this letter to inform you of an upcoming public hearing, which you may be inclined to attend. The hearing provides residents, especially neighboring landowners such as yourself, the opportunity to voice their opinion on the proposed project to the approving body. The input and opinions of residents and neighboring property owners provide valuable feedback to the City Council, City staff, and the applicant. The following is some basic information that pertains to the project.

Application Type:	PUD (Planned Unit Development) Amendment (Zone Change): A request to change the zoning designation pertaining to use for a property to be named the Bromley Park PUD 24 th Amendment.
Summary:	The request is to change the zoning of the approximately 63.62 acre property known as “Brighton Crossing Filing No. 6” and 23 residential lots in the area known as “Brighton Crossing Filing No. 3”. The request is to outline single family detached residential use, street cross sections, and detached garage size standards.
Location/Site Plan:	Generally located to the northeast of the intersection of S. 40th Avenue and Southern Street and 23 residential lots generally located to the southeast of the intersection of S. 45th Avenue and Bridge Street. – <i>See the reverse side for vicinity map.</i>
Reviewing Body:	The City Council will make a final determination about the proposed zone change.
Public Hearing:	January 21, 2020 at 7:00 p.m. City Council Chambers (1st Floor of City Hall) 500 South 4th Avenue, Brighton, CO 80601
Official Notice Publication:	January 1, 2020 edition of the <u>Brighton Standard Blade</u> .
City Staff Project Manager:	Mike Tylka, AICP, Senior Planner (303) 655-2069 mtylka@brightonco.gov
Applicant:	Dave Carro, Brookfield Residential (303) 790-6331 david.carro@brookfieldrp.com
Property Owner:	Brookfield Residential (Colorado) LLC
Additional Info:	This review process allows the City Council to determine the completeness of the application and its adherence to City Code and policies before making a final decision.

Please do not hesitate to contact me if you have any questions on this project or if you are unable to attend this hearing but would like to submit comment into the record. Thank you for your time.

Best regards,

Mike Tylka, AICP
Senior Planner

Vicinity Map

