



## Community Development

500 South 4<sup>th</sup> Avenue  
Brighton, Colorado 80601  
303-655-2059 (Phone and Facsimile)  
[www.brightonco.gov](http://www.brightonco.gov)

June 27, 2024

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 application described below. The input and opinions of residents and neighboring property owners provides valuable feedback to the City Council, City staff, and the applicant. The following is some basic information that pertains to the project.

**Application Type:**                    **Zoning Map Amendment:** A request to change the zoning designation.

**Summary:**                                The request is for approval of a zoning map amendment from C-3 (General Retail & Services) to R-3 (Multiple Family Residential). The subject property is approximately 7.387 acres.

**Location/Site Plan:**                    The property is generally located to the north of East Bridge Street, south of Longs Peak Street, east of North 19<sup>th</sup> Avenue and west of the Fulton Ditch.

    The legal description is as follows:  
The southeast quarter of Section 5, Township 1 South, Range 66 West of the 6th Principal Meridian, County of Adams, State of Colorado. ***See the reverse side for a vicinity map.***

**Reviewing Body:**                        The City Council will make final determinations on the proposed Zoning Map Amendment.

**Public Hearing:**                            **City Council**  
**July 16, 2024 at 6:00 p.m.**  
**Located in the Council Chambers on the first floor of City Hall**  
**500 S 4<sup>th</sup> Avenue, Brighton, CO 80601**

**Official Notice**  
**Publication:**                                June 27, 2024 posted on the City's Website.

**City Staff Project**  
**Manager:**                                     Stephanie Iiams  
Associate Planner  
(303) 655-2177  
[siiams@brightonco.gov](mailto:siiams@brightonco.gov)

***Information continues on the reverse side.***

**Applicant:** Brighton Housing Authority  
(720) 601-0753  
[csmontoya@brightonhousing.org](mailto:csmontoya@brightonhousing.org)

**Property Owner:** Brighton Housing Authority

**Additional Info:** The review process allows the City Council to determine the completeness of the application and its adherence to City Codes and policies before making the final decision on the application.

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

Best regards,  
Stephanie Iiams  
Associate Planner

