

NEIGHBORHOOD MEETING NOTICE

DATE: July 5, 2022

TIME: 6:00 p.m. to 7:00 p.m.

PLACE: Parkdale Zoom Meeting:

<https://zoom.us/join>

Meeting ID: 892 5517 7492

Passcode: 038313

The Parkdale Development team will be conducting a neighborhood meeting regarding land use applications that is located near a property you own; and, currently under review with the Town of Erie. The meeting is an opportunity for you to hear about the land use application; and, to have the opportunity to provide comments or concerns to the Parkdale team.

APPLICATION TYPE: PUD Amendment, PD Amendment, Preliminary Plat

PROJECT NAME: Parkdale

PROJECT LOCATION: North of Hwy 7 between County Line Road and 119th Street

PROJECT DESCRIPTION:

There are 3 separate applications in process, a minor Amendment to the currently approved PUD (Amendment #3), to add the same standards that are currently approved to a small addition to the community. An amendment to the existing PD for the Masters property to add two tracts from the original PUD to the PD, as well as a Preliminary Plat for the Masters property.

ADDITIONAL INFORMATION:

For additional information or to comment on the land use application, please contact:

Matt Janke

OEO 2, LLC

7353 South Alton Way

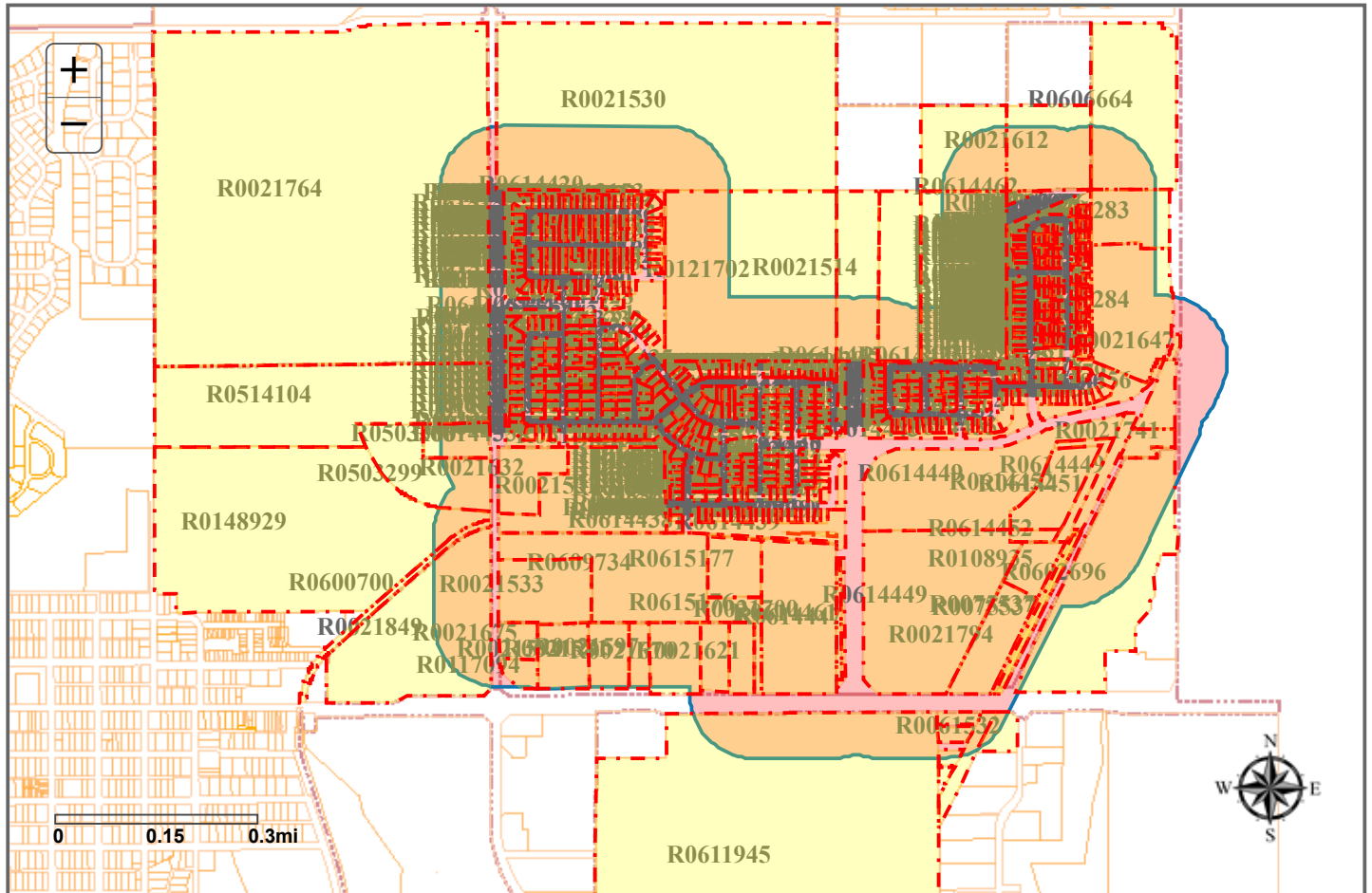
Centennial, CO 80112

303-770-9111 - Office

A public copy of the land use application materials is available for viewing in the Community Development office of Town Hall at 645 Holbrook Street, Erie, CO; phone 303-926-2770.

Report an issue (mailto:dmcdermott@bouldercounty.org;kbknight@bouldercounty.org;mmullane@bouldercounty.org?subject=Reporting an issue -- Property Search)

Return



TOWN OF ERIE
AFFIDAVIT OF NEIGHBORHOOD MEETING NOTICE POSTING

Parkdale PUD Amendment #3, PD Amendment #1, PP #4

(County Line Road just north of Hwy 7)

I, JOHN PRESTWICH, ATTEST THAT NOTICE WAS POSTED IN ACCORDANCE WITH THE ERIE MUNICIPAL CODE, TITLE 10.7.2 D. NOTICE WAS POSTED ON JUNE 19TH, 2022 FOR THE NEIGHBORHOOD MEETING ON JULY 5TH, 2022 WHICH IS AT LEAST 15 DAYS BEFORE THE SCHEDULED NEIGHBORHOOD MEETING. THE PHOTOS, ABOVE, ARE A TRUE AND CORRECT REPRESENTATION OF THE NEIGHBORHOOD MEETING NOTICE SIGNS THAT HAVE BEEN POSTED.






(SIGNATURE OF PERSON THAT POSTED NOTICE)

STATE OF COLORADO)
COUNTY OF Denver) ss.

ACKNOWLEDGED BEFORE ME THIS 21st DAY OF June, 2022
BY John Prestwich AS President.

WITNESS MY HAND AND OFFICIAL SEAL

MY COMMISSION EXPIRES: 1/3/2026


NOTARY PUBLIC

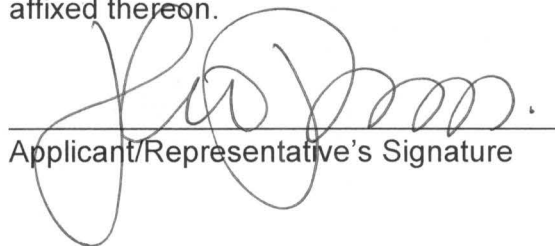
BRENDA L VAZQUEZ ACOSTA
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20174051872
MY COMMISSION EXPIRES JANUARY 03, 2026

TOWN OF ERIE

AFFIDAVIT OF MAILING - PUBLIC HEARING NOTICE

I, John Prestwich, as the applicant/representative for the Parkdale PUD Amendment No. 3 (project name & application type), hereby attest that on this 14th day of July, 20 2022, a true and correct copy of the Town of Erie Public Hearing Notice for the public hearing with the Planning Commission (Planning Commission or Board of Trustees) scheduled for 8/3/2022 (public hearing date), marked as Exhibit "A" attached hereto and by reference incorporate herein, was mailed to those referenced in Exhibit "B" in accordance with the requirements of the Unified Development Code of the Town of Erie.

I further attest that the addresses shown in Exhibit "B" are true and correct addresses as determined from the records of the associated County Property Portal Records Search and that said Notices were placed in the United States Mail with the appropriate postage affixed thereon.


Applicant/Representative's Signature

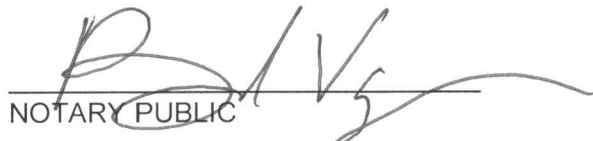
7/14/2022
Date

STATE OF COLORADO)
) ss.

COUNTY OF Denver)

ACKNOWLEDGED BEFORE ME THIS 14th DAY OF July, 2022 BY
John Prestwich AS President.

WITNESS MY HAND AND OFFICIAL SEAL:


NOTARY PUBLIC

MY COMMISSION EXPIRES: 1/3/2026

BRENDA L VAZQUEZ ACOSTA
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20174051872
MY COMMISSION EXPIRES JANUARY 03, 2026



Planning & Development Department

EXHIBIT A.

TOWN OF ERIE PUBLIC HEARING NOTICE

July 15, 2022

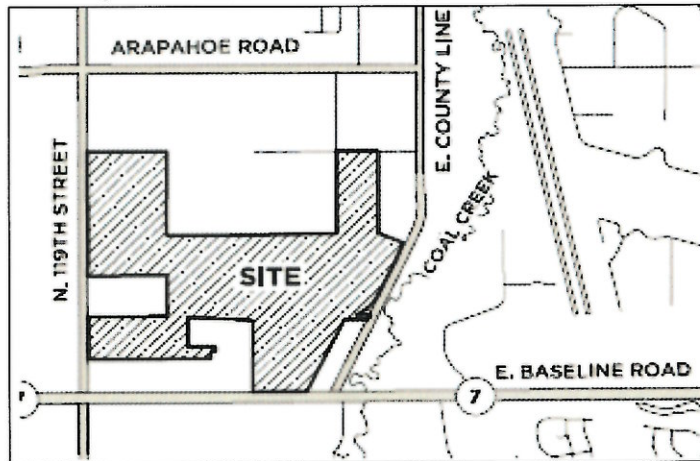
The Town of Erie Planning & Development Department has scheduled the following item for consideration:

Applicant/Developer: OEO 2 LLC

Project Description: Parkdale PUD Amendment No. 3

Legal Description: Located in Section 36, Township 1 North, Range 69 West of the 6th P.M., Town of Erie, County of Boulder, State of Colorado

Location: West of County Line Road, North of Highway 7



Planner: Audem Gonzales

Board or Commission: Planning Commission

Hearing For: Parkdale PUD Amendment No. 3 - Request is to extend Village 8 to connect with Tract AR on the Parkdale Filing 3 Final Plat

Date of Hearing: August 3, 2022

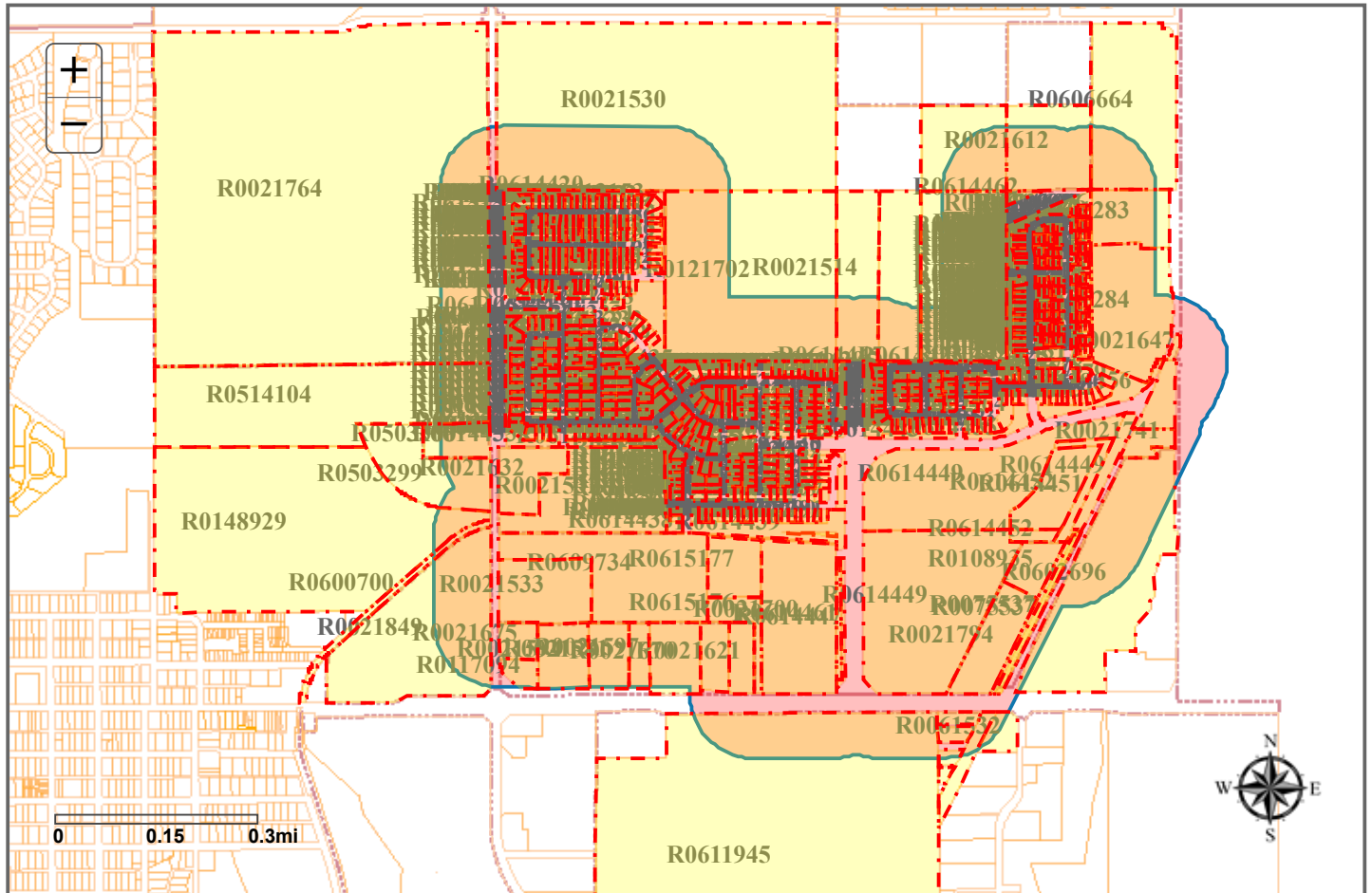
Time: 6:30 PM

Place: Planning Commission meetings will be held in person in the Town Hall Board Room, 645 Holbrook Street (lower level, northeast entrance) **UNLESS** otherwise noted in the **Town Calendar on the Town's website**. You can access the Town Calendar by going to the Town's website, www.erieco.gov and scrolling to the bottom of the page to "Events & Meetings". Select the "Planning Commission Meeting" in the box or click "View All" for more information, dates, and access to the meeting agenda. Please note: Public Comment can be given both in person and via Zoom (please see the Town Calendar at www.erieco.gov for Zoom information).

This letter is your notice of the above referenced hearing(s). We are sending you this notice as required by Erie Municipal Code Title X, Chapter 7.2.F.4.a. or as a referral agency of the Town. Copies of the application and support material for this project are on file and available for public inspection. Applicant materials are typically posted to the Town of Erie Agenda Center, online at <https://erie.legistar.com>, the Friday before the public hearing date. Public comment is welcome during public hearings; or, you may send email comments agonzales@erieco.gov; or, written comments to Town of Erie - Planning, P.O. Box 750, Erie, CO 80516-0750. If you have any questions, please call Planning at 303-926-2770.

Report an issue (mailto:dmcdermott@bouldercounty.org;kbknight@bouldercounty.org;mmullane@bouldercounty.org?subject=Reporting an issue -- Property Search)

Return



TOWN OF ERIE AFFIDAVIT OF PLANNING COMMISSION MEETING NOTICE POSTING

Parkdale PUD Amendment #3

(County Line Road just north of Hwy 7)

I, *JOHN PRESTWICH*, ATTEST THAT NOTICE WAS POSTED IN ACCORDANCE WITH THE ERIE MUNICIPAL CODE, TITLE 10.7.2 D. NOTICE WAS POSTED ON JULY 14TH, 2022 FOR THE PLANNING COMMISSION MEETING ON *AUGUST 3RD*, 2022 WHICH IS AT LEAST 15 DAYS BEFORE THE SCHEDULED PLANNING COMMISSION MEETING. THE PHOTOS, ABOVE, ARE A TRUE AND CORRECT REPRESENTATION OF THE PLANNING COMMISSION MEETING NOTICE SIGNS THAT HAVE BEEN POSTED.





(SIGNATURE OF PERSON THAT POSTED NOTICE)

STATE OF COLORADO)
) ss.
COUNTY OF Denver)

ACKNOWLEDGED BEFORE ME THIS 19th DAY OF July, 20 22
BY John Prestwich AS President.

WITNESS MY HAND AND OFFICIAL SEAL

MY COMMISSION EXPIRES: 1/3/2026



NOTARY PUBLIC

BRENDA L VAZQUEZ ACOSTA
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20174051872
MY COMMISSION EXPIRES JANUARY 03, 2026

NOTICE OF PUBLIC HEARING
PLANNING COMMISSION
TOWN OF ERIE

Notice is hereby given that on Wednesday, August 3, 2022, at 6:30 PM, or as soon as possible thereafter Via Zoom UNLESS otherwise noted in the **Agenda Center on the Town's website** (please see www.erieco.gov for Zoom information and meeting location. Agenda Center: <https://erie.legistar.com>), a PUBLIC HEARING will be held upon the application made by OEO 2 LLC for the purpose of considering the Parkdale PUD Amendment No. 3 Land Use Application pursuant to the Codes of the Town of Erie and applicable State Statutes.

The affected property is located: West of County Line Road, North of Highway 7

The legal description of the property is: Located in Section 36, Township 1 North, Range 69 West of the 6th P.M., Town of Erie, County of Boulder, State of Colorado

The application is on file with the Town of Erie.

Interested and affected parties are encouraged to attend. The Planning Commission will be taking comments prior to making a determination or taking any action on this matter.

Debbie Stamp
Town Clerk

FOR QUESTIONS OR COMMENTS, CONTACT
TOWN OF ERIE
PLANNING & DEVELOPMENT DEPARTMENT
P.O. BOX 750
ERIE, COLORADO 80516
PHONE: (303) 926-2770
FAX: (303) 926-2706

Please publish in the Colorado Hometown Weekly on Wednesday, July 13, 2022.
Please send the affidavit of publication and billing to:

Town Clerk
Town of Erie
PO Box 750
Erie, CO 80516