

05/23/2021

Shannon Moeller  
Town of Erie - Community Development  
645 Holbrook Street - PO Box 750  
Erie, CO 80516

RE: Westerly - Re-Zoning PUD Amendment & Preliminary Plat, Final Plat Amendment  
Neighborhood Meeting

Per Erie's Review & Approval Procedures, a neighborhood meeting for the Dearmin - Re-Zoning, PUD Amendment & Preliminary Plat, Final Plat Amendment applications was held on May 20th, 2021 from 6:00 pm to 7:00 pm, the meeting was held virtually via Zoom.

Prior to the meeting, mailing notices were sent to adjacent property owners within 500' of the property per UDC requirements and signs were posted along Erie Parkway and County Road 5.

At the meeting, a powerpoint presentation was given, the presentation is included with these meeting notes. In attendance were Heidi Majerik with Southern Land, John Prestwich with PCS Group, Jeff Norberg with PCS Group.

The meeting had one attendee, his name is Owin Orr and his family owns property to the east of County Road 7.

The discussion related to the following:

- The attendee is the owner of the property to the east of County Road 7, and the general discussion related to where utilities would be coming from and if they could provide service to his property.
- The attendee was very supportive of the planned community as his property is intended to be for future commercial uses and the Westerly community will provide customers for the future commercial uses.
- The attendee had questions related to how soon the community would be built.
- The attendee had no concerns with the proposed Filing One Replat, Re-Zoning, PUD Amendment, or Preliminary Plat.
- We stayed on the call until almost 7:00.
- No other people attended.

Sincerely,



John Prestwich, President, RLA, PCS Group, Inc.





# WESTERLY

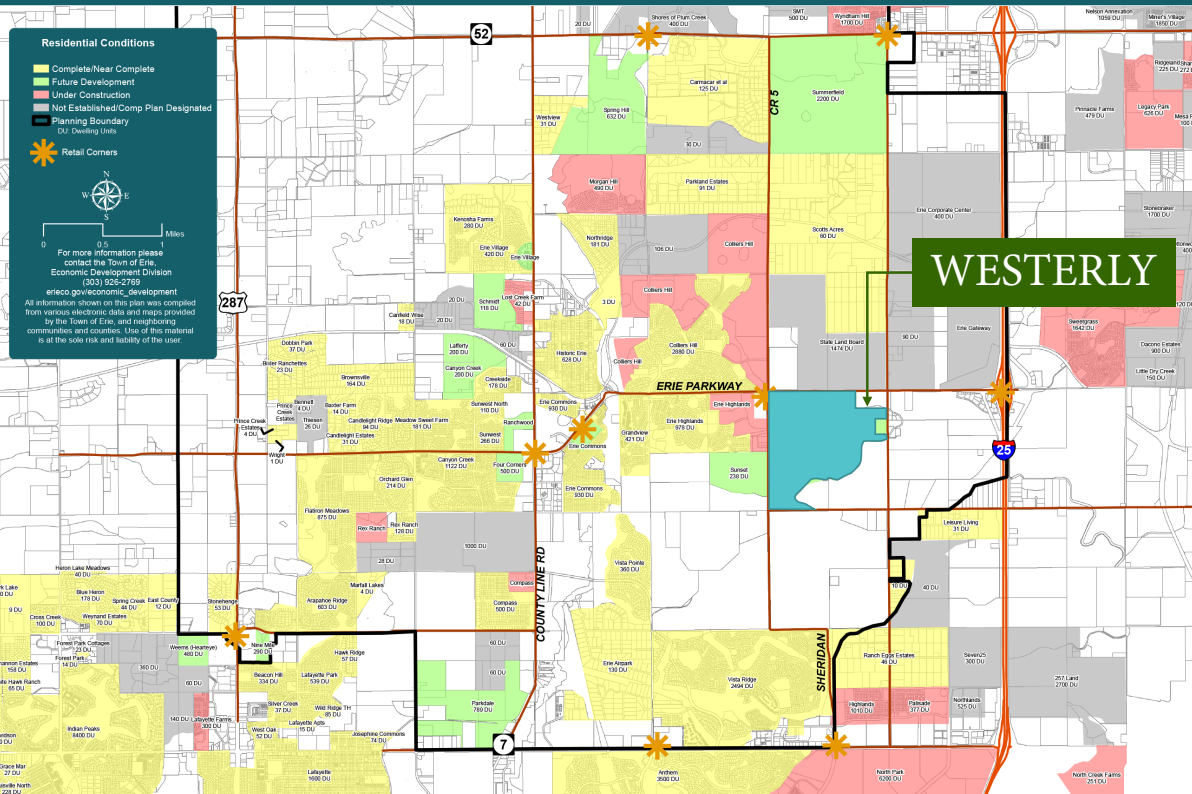
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## ERIE, COLORADO

LIFESTYLES. ROOFTOPS. CUSTOMERS.

RESIDENTIAL  
DEVELOPMENT CONDITIONS 2020



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## PROJECT HISTORY / TIMELINE

MID - 2017

- Southern Land presents an initial Sketch Plan for the Dearmin portion of the property and rezoning for the Dearmin portion of the property.

DEC - 2017

- Southern Land Company purchases the Dearmin & Swink Property.

2018 - 2019

- Southern Land works with the Town on Annexing and Zoning the Swink portion of the Westerly Community and refines the overall Community design.

EARLY 2019

- Southern Land presented an updated Sketch Plan to both Planning Commission and Board of Trustees for the Dearmin portion of the property.

JANUARY 2020

- The Annexation, Initial Zoning, and Annexation Agreement is completed for the Swink property.

MAY-DEC 2020

- Re-Zoning for the NMU portion of the Dearmin property was unanimously approved, Planning Commission & BOT unanimously recommended approval of the PUD & Preliminary Plat. The First Final Plat was administratively approved, and construction efforts have commenced.



# WESTERLY

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PRELIMINARY PLAT  
RE-ZONE & PUD  
AMENDMENT  
PLAT AMENDMENT

SOUTHERN LAND  
COMPANY





