

**TOWN OF ERIE
AFFIDAVIT OF NOTICE POSTING**

Vista Reserve & Planning Commission Hearing

(PROJECT NAME & PUBLIC HEARING TYPE – PLANNING COMMISSION, BOARD OF TRUSTEES, BOA)



I, TOM ACKERMAN, ATTEST THAT NOTICE WAS POSTED IN ACCORDANCE WITH THE ERIE MUNICIPAL CODE, TITLE 10, – “UNIFIED DEVELOPMENT CODE AND DESIGN GUIDELINES,” AT LEAST 15 DAYS BEFORE THE SCHEDULED HEARING TO BE HELD ON THE 25 DAY OF JUNE, 2026 A.D. THE PHOTO, ABOVE, IS A TRUE AND CORRECT PHOTO OF THE NOTICE SO POSTED.

Thomas S Ackerman 6/25/2024

(SIGNATURE OF PERSON LISTED ABOVE)

STATE OF COLORADO)
) ss.
COUNTY OF BOULDER)

ACKNOWLEDGED BEFORE ME THIS 25 DAY OF JUNE, 2026 BY TOM ACKERMAN AS PROJECT REPRESENTATIVE.

WITNESS MY HAND AND OFFICIAL SEAL

NOTARY PUBLIC

MY COMMISSION EXPIRES: JANUARY 31, 2029

**CASSANDRA LEANN TRUJILLO
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20134005576
MY COMMISSION EXPIRES JANUARY 31, 2029**

NOTICE OF PUBLIC HEARING
PLANNING COMMISSION
TOWN OF ERIE

Notice is hereby given that on Wednesday, July 15, 2026, at 6:30 PM, or as soon as possible thereafter at the Erie Town Hall Board Room, 645 Holbrook Street, Erie, CO 80516, a PUBLIC HEARING will be held upon the application made by PCS Group, 200 Kalamath Street, Denver, CO 80223 for the purpose of considering a Preliminary Plat and PD Amendment Land Use Application to allow 50 lots on 19.05 acres of land zoned for low density single family homes pursuant to the Codes of the Town of Erie and applicable State Statutes.

The affected property is located: 1401 Hickory Drive, Erie, CO 80516

The legal description of the property is: Replat of Parcels 8A, 8B, and Tract 20, Vista Ridge Master Final Plat, Located in the Northwest Quarter of Section 32, Township 1 North, Range 68 West of the 6th P.M., Town of Erie, County of Weld, 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 1, 2026.
Please send the affidavit of publication and billing to:

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



TOWN OF ERIE PUBLIC HEARING NOTICE

July 2, 2026

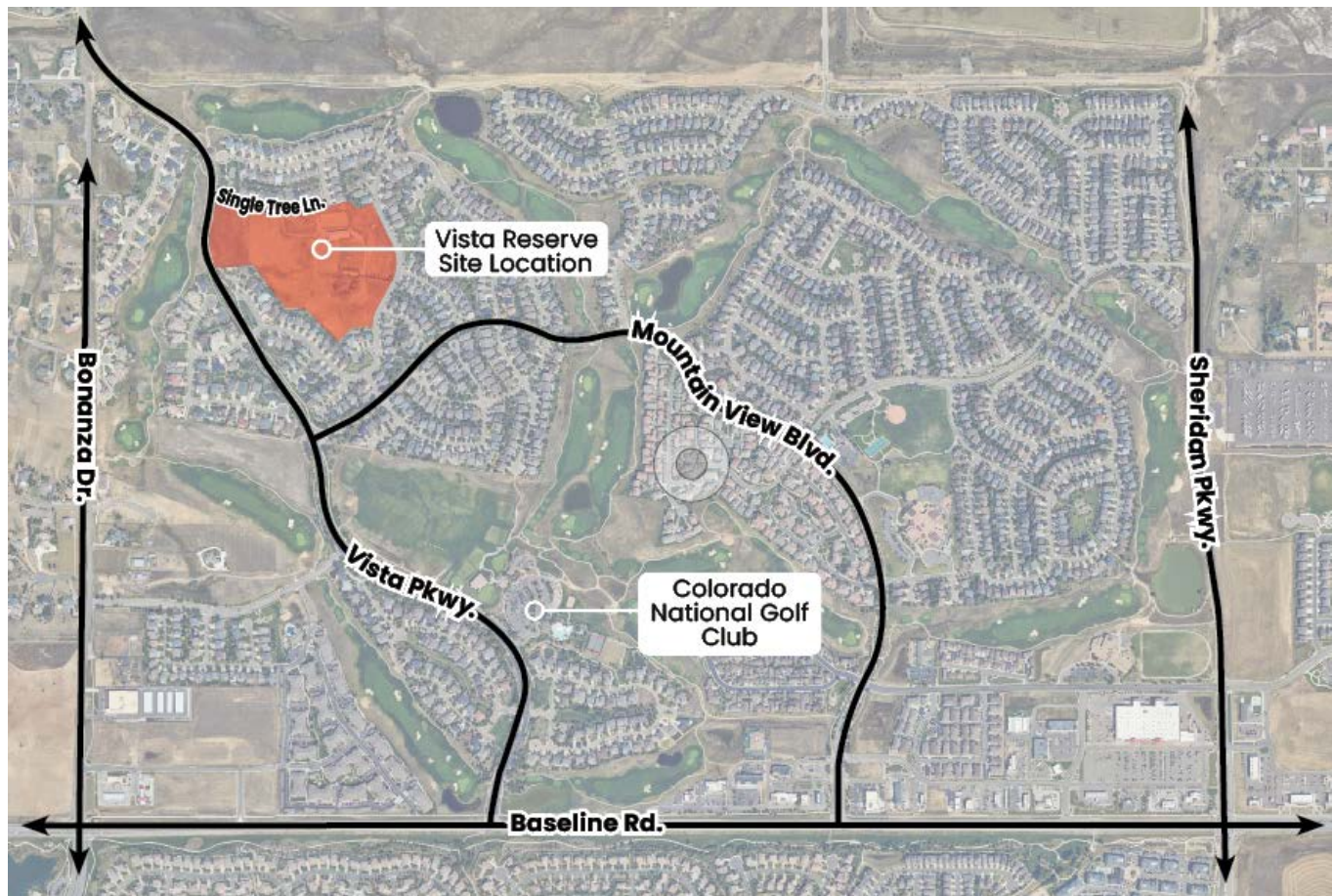
The Town of Erie Planning & Development Department has scheduled the following item for consideration:

Applicant/Developer: Affinity Holdings LLC

Project Description: Vista Reserve / Preliminary Plat

Legal Description: PARCEL 8A, PARCEL 8B AND TRACT 20 OF THE VISTA REIDGE MASTER FINAL PLAT RECORDED NOVEMBER 28, 2001, AT RECEPTION NO. 29603870 AT THE OFFICE OF THE WELD COUNTY RECORDER

Location: Near Cross Streets of Vista Parkway and Single Tree Lane





Planning & Development Department

Planner: Chris LaRue

Board or Commission: Planning Commission

Hearing For: Vista Reserve / Preliminary Plat to create 50 Single-Family lots & Planned Development Amendment to change a maintenance area to a residential area.

Date of Hearing: July 15, 2026

Time: 6:30 PM

Place: Planning Commission meetings will be held in person in the Town Hall Council Chambers, 645 Holbrook Street (first floor, northwest 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 to clarue@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.**

PARCEL	ownername1
146732132008	CLARKE PERRY A AND CLARKE MONICA L
146732132009	DOUGHTY NICOLE
146732132059	MITCHELL KENT
146732132060	SHUNK PATRICIA AND SHUNK MONICA N
146732132061	POEPPING MATT P AND POEPPING DENISE R
146732132066	NEIGHBORS GREG V AND NEIGHBORS LINDA L
146732132067	HOSS HANSEN THOMAS
146732132068	BOS WILHELMUS AND BOS KIMBERLY D
146732133026	WILBER CRYSTAL D AND WILBER GREGORY A
146732133027	GRANEN RUTH
146732202016	JOHNSTON LINDA JANE LIVING TRUST
146732231001	IOVINE MICHAEL T
146732231002	SHUE KEVIN A CHIN AND SHUE MADISON F CHIN
146732231003	BOWERS JACY L AND BOWERS JOSEPH J
146732231004	MARTINEZ MARTY
146732231005	ELSEY NANCY
146732231006	ERIC W CORNELIUSON TRUST
146732231007	LARRY DAVIS TRUST 2025
146732231008	JOSELYN MARY LOU
146732231009	THOMPSON BENJAMIN MARK
146732231010	MORGAN MICHAEL GLEN
146732231011	FRESCO SHANE JON
146732231012	NYULI JOHN M AND NYULI ANDREA L
146732231013	EDWARDS CHRISTOPHER D AND EDWARDS MICHELLE D
146732231014	OHLHEISER STACEY L AND OHLHEISER JASON A
146732231015	ELLIS JARRETT P
146732231016	MCHENRY AMANDA AND MCHENRY JOSHUA
146732231017	SPROWL JASON AND SPROWL CYNTHIA
146732231018	STEWART NIAL H AND STEWART CHERILYN R
146732231019	LIGHTCAP SHAUN ROBERT AND LIGHTCAP CATHERINE DIANE
146732231020	ZHU YIBO
146732231021	CRAMPSEY HEIDI R AND CRAMPSEY TONY
146732231022	ABBOTT SETH D AND ABBOTT JULIE K
146732231023	GARCIA JORGE L AND GARCIA SUSAN J
146732231024	HAAS MICHAEL AND HAAS SANDRA
1.46732E+11	KOSS DANIEL JOHN AND KOSS MELISSA
146732231026	ONEILL NICOLE A AND ONEILL MALACHI M
146732231027	KARSH ROBERT M
146732231028	FAY TYRONE
146732231029	JOHNSTON-CARTER DANIELLA MARIE
146732231030	GUMPert JOSHUA AND GUMPert KRISTIN
146732231031	CARTLEDGE MARTIN E AND CARTLEDGE KRISTIN E

146732231032	PARRISH JASON SCOTT AND PARRISH CHRISTINA DYAN
146732231033	STEIN IRA M
146732231034	YANO WAYNE S AND YANO THERESA H
146732231035	WILLS KATHLEEN I TRUST
146732231036	ABREW RICHARD F
146732231037	LYNN RUSSELL AND LYNN COURTNEY
146732231038	CALABRO WILLIAM JOSPEH AND CALABRO CONNIE LEE
146732231039	FUHRMAN KATHRYN A LIVING TRUST
146732231040	MEYER THOMAS AND MEYER CATHY
146732231041	MARLER RODNEY M AND MARLER KAREN M
146732231042	PEARLSTEIN RICHARD B AND PEARLSTEIN GLORIA B
146732231044	ZHU YING
146732231045	MCGUIRE BERNARD J AND MCGUIRE ELIZABETH D
146732231046	RAGSDALE JEFFEREY D AND RAGSDALE MARLA F
146732231047	LOOKOUT HICKORY LLC
146732231048	GURULE TIMOTHY H AND GURULE HERMAN E
146732231049	PAXTON SETH JAMES AND PAXTON KRISTIN MAE
146732231050	STEPHENS OLIVE B TRUST
146732231051	ERIE TOWN OF
146732232001	KENNETH JAMES BANSEMER REVOCABLE TRUST
146732232002	TOBIN ROSS
146732232003	RHUDY JOHN T AND RHUDY KRISTEN
146732232004	WALSH EILEEN M
146732232005	SULLIVAN LYNN ANN
146732232006	STAMM BRIAN D
146732232049	MONA L BUSTAMANTE REVOCABLE LIVING TRUST
146732232050	KENNEDY TIMOTHY J
146732232051	MAI SPENCER DAVID
146732232052	VANZEELAND JASMINE
146732232053	MADDOX MATTHEW L AND MADDOX MEREDITH A
146732232054	BUSH STEVEN JOHN
146732232055	ELLIS WILLIAM M AND ELLIS LORETTA J
146732232056	FINKBEINER DAN A AND FINKBEINER MARY D
146732232057	SELTERS GREG P AND SELTERS MELISSA M
146732232058	CHEN YONG
146732232069	SMCG69 TRUST
146732232070	G5PROPERTIES HICKORY LLC
146732232071	HOELTGEN WILLIAM CRAIG
146732233001	ROBERTS LYNN A AND ROBERTS WANDA S
146732233002	CORIOSO FAMILY TRUST
146732233003	CHAPMAN BRYCE
146732233004	SZAFRANSKI ROGER AND SZAFRANSKI CANDICE
146732233005	MACE SACHA V AND MACE KENNETH E

146732233006	CHRISTIAN BRADLEY W AND CHRISTIAN KRISTIN L
146732233007	EMU TRUST
146732233008	KING NORMA C
146732233009	SEMA JOEL DOMINIQUE AND SEMA HALEY WEBSTER
146732233010	NIEUSMA JUDY
146732233011	MANNING MARK R
146732233012	BURNETT GREGORY L AND BURNETT ALLISON K
146732233013	OVER BRUCE AND OVER TANYA
146732233014	DEMARRAIS JOANNA
146732233015	LONERGAN MICHAEL L AND LONERGAN ANNETTE L
146732233016	THOMAS OWEN MOORE REVOCABLE TRUST
146732233017	MAES DOMINC C
146732233018	WATERS MAXUM JOSEPH
146732233019	INGALSBE BRIAN CHRISTOPHER
146732233020	FASSLER STEPHANIE R
146732233021	CLAIR TIMOTHY J
146732233022	HSU CHUN LING
146732233023	PRICE LESLIE A
146732233024	EMMONS STEVEN C
146732233025	JOEHNK DEEBIE
146732233030	LINDBLOM DOUGLAS J
146732233031	STRUMBERGER GREGG
146732233032	MCCONNELL KIRK L
146732233033	CASTAGNERI STEPHEN M
146732233034	PAYNE DOUGLAS FAMILY TRUST
146732233035	TROHA ROSS E
146732233036	KRCIL DEREK AND KRCIL MARY
146732233037	AIJIAN THOMAS SCHUYLER
146732233038	JAMES P ARBEGAST REVOCABLE TRUST
146732233039	GARRETT JOEL A
146732233040	JONES BRENT A
146732233041	HITCHCOCK IRVING C
146732233042	KLIDA JOSEPH R
146732233043	MCKAY REBECCA A
146732233044	HAAS FAMILY TRUST
146732233045	SMITH TROY ROBERT
146732233046	YANO DEAN T
146732233047	BERRY THOMAS R
146732233048	GROB ERIK
146732234001	COLACCHIO MICHAEL AND COLACCHIO BRITTANI
146732234002	MURPHY FAMILY TRUST
146732234003	BEGLEY FAMILY TRUST
146732234004	MACKEN NOAH LIVING TRUST

146732234020	IDICULLA ANIL J
146732234021	RBG HOMES LLC
146732234028	ISUKH MELANIE RAULERSON
146732234029	SMAGH NISHAWN AND SMAGH MICHELLE
146732234030	BLUMBERG DANIEL
146732234031	SLUMP HEATHER RHAЕ AND SLUMP CHAD ALLAN
146732234032	TACKWELL PATRICK ALAN
146732234033	RENERIA FRANK AND RENTERIA CORINNE
146732234034	OLSEN DIRK AND OLSEN MARIANNE
146732243068	LEVEEN ROBERT JR AND LEVEEN JENNIFER
146732243074	EVENS DAVID S
146732243075	KRUEGER BRIAN J AND KRUEGER JILL
146732243076	ORTIZ-GUZMAN NICOLAS
146732243095	FEINBERG NATHAN
146732244001	LAURA ANTHONY A
146732244002	SHEFCHIK REVOCABLE LIVING TRUST
146732244003	ADDY KYLE
146732244004	GAYLORD AND YU HUA KELLEY REVOCABLE TRUST
146732244005	GINN JASON
146732244006	GISIN MICHAEL J
146732244007	HEMPEN FAMILY TRUST
146732244008	JAN RADNOTI REVOCABLE TRUST
146732244009	MILLER MARITAL TRUST
146732244023	WATSON FAMILY TRUST
146732244024	KRAMER BETH A LIFETIME TRUST
146732246001	NELSON STEVEN P AND NELSON GERALDINE
146732246002	DUTTON ROBERT E AND DUTTON NANCY J
146732246003	LANG TRAVIS WALKER AND LANG MALLORIE
146732246004	SCURRY CYNTHIA D AND SCURRY ALDRAY H
146732246005	ODOWD SEAN R
146732246006	KUECKE RICHARD CHARLES JR AND KUECKE NANCY BARRICK
146732246007	BARNETT WHITNEY B W AND BARNETT CLAY W
146732246008	SANDERS CORY AND SANDERS LISA
146732246009	THOMAS SEYMOUR CURTIS E AND THOMAS BEIIN REGAN A
146732246010	SOUCIE FAMILY REVOCABLE TRUST
146732246011	GRAHAM DAVID A AND GRAHAM KIMBERLY M
146732246012	BANKS TARA AND BANKS RUSTIN
146732246013	YOUNGMAN KIRK E AND YOUNGMAN ANN E
146732246014	JACKSON DOUGLAS AND JACKSON BRANDI
146732246015	DUNSCOMB MATTHEW B AND DUNSCOMB KATHRYN J
146732246016	SCHAEFER JEFFREY A AND SCHAEFER CHRISTINE D
146732247001	ANDERSON AARON JOEL AND ANDERSON JENNY LYNN
146732247002	CARLON NABILAH RONTU AND CARLON JOSEPH ANTHONY

146732247003	DOLFI DENNIS A AND DOLFI RORY E
146732247004	MINTZLAFF THERESA AND MINTZLAFF CRAIG
146732247005	BACON WILLIAM A
146732247006	ETS HOKIN KELSEY NICOLE
146732247007	BOYD PRITI AND BOYD WAYLAND GEREMY
146732247008	BIESEMEYER WILLIAM D AND BIESEMEYER SHERRI L
146732247009	SEFCIK JASON AND SEFCIK JULIE
146732247010	JOHANSSON KRISTOFER LARS
146732247011	NESBITT LINDSAY H AND NESBITT JAMES K II
146732247012	KULP THOMAS B AND KULP MEGHAN E
146732247013	PHIPPS KENNETH LEE AND PHIPPS CHERYL KAY
146732247014	FERGUSON MATTHEW A AND FERGUSON FELICITY M
146732247015	ANDERSON THOMAS M AND ANDERSON CATHY L
146732247016	DIVALE LORCA
146732247017	RAYSIK JEFFREY AND RAYSIK COURTNEY
146732247018	MCCORMICK DENNIS MICHAEL
146732247019	ERIE TOWN OF
146732248001	GINEBAUGH RICHARD D AND GINEBAUGH CHERYL A
146732248002	FORSYTH JASON AND FORSYTH ELIZABETH
146732248003	ASKINS ANSLEY BROOKS
146732248004	UNGACTA MICHAEL D AND UNGACTA ROSE Q
146732248005	GRIFFITTS KATHERINE AND GRIFFITTS CHRISTOPHER
146732248006	WILLE DANIEL PAUL AND WILLE KELLY ANNE
146732248007	BECK NICHOLE AND BECK WILLIAM E II
146732248008	DEAKIN GEOFFREY AND DEAKIN ERIKA
146732248009	BURNHAM BENJAMIN J AND BURNHAM LAURA
146732302046	HGC COLORADO NATIONAL LLC

mailaddress1	mailcity	mailstate
1522 LINDEN WAY	ERIE	CO
1532 LINDEN WAY	ERIE	CO
1509 LINDEN WAY	ERIE	CO
1519 LINDEN WAY	ERIE	CO
1529 LINDEN WAY	ERIE	CO
1496 HICKORY DR	ERIE	CO
1490 HICKORY DR	ERIE	CO
1484 HICKORY DR	ERIE	CO
1491 CHERRY PL	ERIE	CO
1497 CHERRY PL	ERIE	CO
1401 HICKORY DR	ERIE	CO
2273 APPLE TREE PL	ERIE	CO
2279 APPLE TREE PL	ERIE	CO
2285 APPLE TREE PL	ERIE	CO
2291 APPLE TREE PL	ERIE	CO
2295 APPLE TREE PL	ERIE	CO
2301 APPLE TREE PL	ERIE	CO
2307 APPLE TREE PL	ERIE	CO
1255 HICKORY DR	ERIE	CO
1263 HICKORY DR	ERIE	CO
1271 HICKORY DR	ERIE	CO
1279 HICKORY DR	ERIE	CO
1287 HICKORY DR	ERIE	CO
1295 HICKORY DR	ERIE	CO
1303 HICKORY DR	ERIE	CO
1311 HICKORY DR	ERIE	CO
1351 HICKORY DR	ERIE	CO
1359 HICKORY DR	ERIE	CO
1367 OLIVE CT	ERIE	CO
2222 EAGLEVIEW CIR	LONGMONT	CO
3674 OAKWOOD TER APT 102	FREMONT	CA
1389 OLIVE CT	ERIE	CO
1246 HICKORY DR	ERIE	CO
1252 HICKORY DR	ERIE	CO
1258 HICKORY DR	ERIE	CO
1303 PLUM CT	ERIE	CO
1293 PLUM CT	ERIE	CO
1285 PLUM CT	ERIE	CO
1275 PLUM CT	ERIE	CO
1272 HICKORY DR	ERIE	CO
1278 HICKORY DR	ERIE	CO
1284 HICKORY DR	ERIE	CO

1288 HICKORY DR	ERIE	CO
1294 PLUM CT	ERIE	CO
1288 PLUM CT	ERIE	CO
1325 APRICOT PL	ERIE	CO
1319 APRICOT PL	ERIE	CO
1313 APRICOT PL	ERIE	CO
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1336 APRICOT PL	ERIE	CO
1346 APRICOT PL	ERIE	CO
1356 APRICOT PL	ERIE	CO
2402 VALE WAY	ERIE	CO
2393 VALE WAY	ERIE	CO
2403 VALE WAY	ERIE	CO
1314 HICKORY DR	ERIE	CO
PO BOX 2542	LITTLETON	CO
1328 HICKORY DR	ERIE	CO
1334 HICKORY DR	ERIE	CO
1340 HICKORY DR	ERIE	CO
PO BOX 9	ERIE	CO
1460 LINDEN WAY	ERIE	CO
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1499 LINDEN WAY	ERIE	CO
1476 HICKORY DR	ERIE	CO
8869 PORTICO LN	LONGMONT	CO
1464 HICKORY DR	ERIE	CO
1365 HICKORY DR	ERIE	CO
2844 RUSTIC DR	SAN JOSE	CA
1375 HICKORY DR	ERIE	CO
151 ALAMO SPRINGS DR	ALAMO	CA
1402 CATALPA PL	ERIE	CO

1373 CATALPA PL	ERIE	CO
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1436 CHERRY PL	ERIE	CO
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1455 PEACH PL	ERIE	CO
1450 PEACH PL	ERIE	CO
878 ROCKY RIDGE CIR	ERIE	CO
1428 PEACH PL	ERIE	CO
1346 HICKORY DR	ERIE	CO
2284 LINKS PL	ERIE	CO
2300 LINKS PL	ERIE	CO
2315 LINKS PL	ERIE	CO
2332 LINKS PL	ERIE	CO

1237 LINKS CT	ERIE	CO
11132 OSCEOLA CT	WESTMINSTER	CO
1196 HICKORY WAY	ERIE	CO
1213 HICKORY WAY	ERIE	CO
6342 N ALANI BLOSSOM CT	TUCSON	AZ
1183 HICKORY WAY	ERIE	CO
1161 HICKORY WAY	ERIE	CO
2321 LINKS PL	ERIE	CO
2299 LINKS PL	ERIE	CO
1516 VALE PL	ERIE	CO
1467 EAGLEVIEW PL	ERIE	CO
1461 EAGLEVIEW PL	ERIE	CO
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2223 DRIVER LN	ERIE	CO
2142 DRIVER LN	ERIE	CO
1090 GREENS PL	ERIE	CO
1371 CATALPA PL	ERIE	CO
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1359 CATALPA PL	ERIE	CO
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1315 CATALPA PL	ERIE	CO
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1199 CATALPA PL	ERIE	CO
1214 CATALPA PL	ERIE	CO
1216 CATALPA PL	ERIE	CO

1218 CATALPA PL	ERIE	CO
PO BOX 1016	ERIE	CO
1248 CATALPA PL	ERIE	CO
1264 CATALPA PL	ERIE	CO
1280 CATALPA PL	ERIE	CO
1294 CATALPA PL	ERIE	CO
1310 CATALPA PL	ERIE	CO
1313 SINGLE TREE LN	ERIE	CO
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1281 SINGLE TREE LN	ERIE	CO
1265 SINGLE TREE LN	ERIE	CO
1249 SINGLE TREE LN	ERIE	CO
1233 SINGLE TREE LN	ERIE	CO
1223 SINGLE TREE LN	ERIE	CO
1217 SINGLE TREE LN	ERIE	CO
1215 SINGLE TREE LN	ERIE	CO
PO BOX 750	ERIE	CO
2151 REMUDA PL	ERIE	CO
2143 REMUDA PL	ERIE	CO
2133 REMUDA PL	ERIE	CO
2123 REMUDA PL	ERIE	CO
2113 REMUDA PL	ERIE	CO
1354 CATALPA PL	ERIE	CO
1356 CATALPA PL	ERIE	CO
1372 CATALPA PL	ERIE	CO
2019 LODGEPOLE DR	ERIE	CO
13873 PARK CENTER RD STE 203N	HERNDON	VA

mailzipcode
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Public Notice**Public Notice****Public Notice****NOTICE OF PUBLIC HEARING
PLANNING COMMISSION
TOWN OF ERIE**

Notice is hereby given that on Wednesday, July 15, 2026, at 6:30 PM, or as soon as possible thereafter at the Erie Town Hall Council Chambers, 645 Holbrook Street, Erie, CO 80516, a PUBLIC HEARING will be held upon the application made by PCS Group, 200 Kalamath Street, Denver, CO 80223 for the purpose of considering a Preliminary Plat and PD Amendment Land Use Application to allow 50 lots on 19.05 acres of land zoned for low density single family homes pursuant to the Codes of the Town of Erie and applicable State Statutes.

The affected property is located: 1401 Hickory Drive, Erie, CO 80516

The legal description of the property is: Replat of Parcels 8A, 8B, and Tract 20, Vista Ridge Master Final Plat, Located in the Northwest Quarter of Section 32, Township 1 North, Range 68 West of the 6th P.M., Town of Erie, County of Weld, 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