

June 10, 2024

Mr. Harry Brennan
Senior Planner
Town of Erie Planning and Development
645 Holbrook Street
Erie, CO 80516

RE: Village Cooperative of Erie, Vista Ridge, Erie, CO
Neighborhood Meeting Summary

Dear Mr. Brennan:

This letter is to inform you of the Neighborhood Meeting for the Site Plan Review of the Village Cooperative of Erie. This project is located north of Highway 7, and Vista Village Drive, west of Mountain View Boulevard in the Town of Erie. The property address is 3010/3020 Vista Village Drive. The property is Lots 5B and 5C Vista Ridge Filing 11, which is situated in the southeast quarter of Section 32, Township 1 North, Range 66 West of the sixth principal meridian in the Town of Erie, Weld County, Colorado. The property is approximately 3.14 acres in size. Per requirements of the Town of Erie a neighborhood meeting was held on June 3, 2024.

The meeting was held via zoom. The meeting was noticed via signs posted on the property on May 17, 2024. Letters to required and known property owners and HOA's were mailed on May 17th as well.

The meeting was hosted by the applicant The Village Cooperative of Erie. In attendance were Shane Wright and Austin Allen with Real Estate Equities Development and Jim Fitzmorris with JR Engineering. Several interested parties from Vista Ridge were in attendance. The meeting proceeded as follows:

Team introductions

Discussed with neighbors the previous neighborhood meeting, Planning Commission and Town Council for those neighbors that were not present for those meetings.

Village Cooperative presentation

- *Discussed Real Estate Equities Development and Village Cooperative.*
- *Discussed site plan review process.*
- *Included site plan, landscape plan and setback plan in presentation.*
- *Opened for questions.*

Questions:

- *Will the hill on the north side of the property be removed? No, this will be regraded and landscaped per the approved plans.*
- *How far is the building away from the property line/homes? Discussed building setbacks to the property line as well as the distances from the Village Cooperative building to the single-family homes with the neighbors.*

- *Will the weeds on the hill be removed? Discussed the landscaping plan and vegetation desired on the north side of the property line.*
- *Where will the garage door be? We described the location of the garage door, trash pad and existing transformer.*

Should town staff have any questions or need any further information regarding the neighborhood meeting, please reach out to our team

Sincerely,



Austin Allen

Senior Development Manager

Real Estate Equities Development, LLC

Email: AAllen@reeddevelopment.com

Cell: 720.308.1890

Name (Original Name)	User Email	Join Time	Leave Time	Duration (↑ Guest
Austin Allen (Production Department)	production	6/3/2024 18:49	6/3/2024 19:33	44 No
Shane Wright		6/3/2024 18:49	6/3/2024 19:33	44 Yes
Stephanie Delks		6/3/2024 18:58	6/3/2024 19:33	35 Yes
	13172133475	6/3/2024 18:59	6/3/2024 19:33	34 Yes
	13032676185	6/3/2024 19:00	6/3/2024 19:33	34 Yes
Jim Fitzmorris JR Engineering		6/3/2024 19:00	6/3/2024 19:33	34 Yes
Art Enns		6/3/2024 19:04	6/3/2024 19:33	30 Yes
karensipad (2)		6/3/2024 19:04	6/3/2024 19:33	30 Yes
Karen Ruiter		6/3/2024 19:09	6/3/2024 19:33	25 Yes

TOWN OF ERIE

AFFIDAVIT OF MAILING - PUBLIC HEARING NOTICE

I, James P. Fitzmorris, as the applicant/representative for the Village Cooperative Erie Site Plan (project name & application type), hereby attest that on this 17th day of May, 20 24, a true and correct copy of the Town of Erie Public Hearing Notice for the public hearing with the Neighborhood Meeting (~~Planning Commission or Board of Trustees~~) scheduled for June 3rd (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.

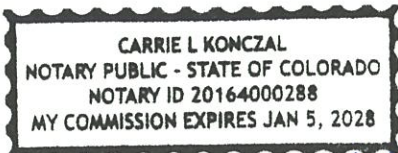
I further attest that the addresses shown in Exhibit "B" are true and correct addresses as determined from the records of the associated County Property Portal Records Search and that said Notices were placed in the United States Mail with the appropriate postage affixed thereon.

[Signature] Applicant/Representative's Signature Date 6/1/24
Vice President JR Engineers

STATE OF COLORADO)
) ss.
COUNTY OF Arapahoe)

ACKNOWLEDGED BEFORE ME THIS 7 DAY OF June, 2024 BY Jim Fitzmorris AS vice president.

WITNESS MY HAND AND OFFICIAL SEAL:



[Signature]
NOTARY PUBLIC

MY COMMISSION EXPIRES: 1/5/28

NEIGHBORHOOD MEETING NOTICE

DATE: June 3, 2024

TIME: 6:00 p.m.

PLACE: Digital Meeting by Zoom

REE Development is inviting you to a scheduled Zoom meeting.

Topic: Erie - SP Neighborhood Meeting

Time: Jun 3, 2024 06:00 PM Mountain Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/84244591055?pwd=SmZYblU3YW04MStEYXFnQlBrZysrUT09>

Meeting ID: 842 4459 1055

Passcode: 803506

One tap mobile

+17193594580,,84244591055# US

+12532158782,,84244591055# US (Tacoma)

REE Development will be conducting a neighborhood meeting regarding a land use application 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 REE Development.

APPLICATION TYPE: Site Plan

PROJECT NAME: Village Cooperative

PROJECT LOCATION: Northwest corner of Mountain View Boulevard & Village Vista Drive



PROJECT DESCRIPTION: The subject property is 3.14 acres and included as part of the Vista Ridge Planned Development. This application proposes a three-story structure with 64 age-restricted dwelling units with underground and surface parking. The plan also includes site landscaping, and amenities.

ADDITIONAL INFORMATION:

For additional information, to request copies of application materials, or to comment on the land use application, please contact:

Shane Wright
REE Development
1303 Corporate Center Drive Suite #400
Eagan, MN 55121
SWright@reeddevelopment.com

A public copy of the land use application materials is available for viewing on the Town's website by accessing the Development Activity Map at <https://town-of-erie-co-new-site-erieco.hub.arcgis.com/apps/2f2f822f322b48eca7ea9c778d300a03/explore> .

A public copy of the land use application materials is also available for viewing in the Planning & Development office of Town Hall at 645 Holbrook Street, Erie, CO by appointment. Please call 303-926-2770 for inquiries or to schedule an appointment.

DELKS STEPHANIE F
1900 WINDEMERE LN
ERIE, CO 80516-7032

LATITUDE VISTA RIDGE HOA
C/O MANAGEMENT SPECIALISTS
11002 BENTON ST
WESTMINSTER, CO 80020-3286

DIMOND THERESA LUVIN
4834 MALIBU DR
BERTHOUD, CO 80513-9664

HARRIS GREGG LEE
1902 WINDEMERE LN
ERIE, CO 80516-7032

DIMOND MICHAEL C THERESA L
4834 MALIBU DR
BERTHOUD, CO 805139664

GERECHT KENNETH A
DILLIE KAREN F
1946 WINDEMERE LN
ERIE, CO 80516-7032

PEECH MICHELEA D
1904 WINDEMERE LN
ERIE, CO 80516-7032

MIDDLETON REBECCA LYNN
1928 WINDEMERE LN
ERIE, CO 805167032

BUCCI JOSEPH J DEBORAH M
1948 WINDEMERE LN
ERIE, CO 80516-7032

BARTON SCOTT R GINGER L
1908 WINDEMERE LN
ERIE, CO 80516-7032

GRAMS ANTHONY
1930 WINDEMERE LN
ERIE, CO 80516-7032

RENTERIA FRANK
RENTERIA CORINNE
2321 LINKS PL
ERIE, CO 805164604

DAY PETER SUSAN B
1910 WINDEMERE LN
ERIE, CO 80516-7032

JONES THADDEUS C II
1932 WINDEMERE LN
ERIE, CO 805167032

HOHIT KAYLA
1952 WINDEMERE LN
ERIE, CO 80516-7032

ERICKSON TYLER J SARAH E
1912 WINDEMERE LN
ERIE, CO 80516-7032

SMITH GEORGE MICHAEL
1934 WINDEMERE LN
ERIE, CO 805167032

ARANDA VIVIAN
1954 WINDEMERE LN
ERIE, CO 805167032

CHAREST LAWRENCE J DANA L
1916 WINDEMERE LN
ERIE, CO 80516-7032

MCGINNIS SUSAN ANN
1936 WINDEMERE LN
ERIE, CO 805167032

HALL JOSHUA
CUNNINGHAM ALEX
1079 S HOVER ST STE 100
LONGMONT, CO 80501-7923

HOLSCLAW BRUCE L SUSAN S
1918 WINDEMERE LN
ERIE, CO 80516-7032

KARLIN WILLIAM L
TRZASKA STEPHANIE
1938 WINDEMERE LN
ERIE, CO 805167032

WERPY RICHARD W KAY L
1903 WINDEMERE LN
ERIE, CO 80516-7033

ACOSTA-LAM MELISSA
LAM BRIAN GODDARD
1920 WINDEMERE LN
ERIE, CO 80516-7032

BRYANT IAIN MARTYN
CHRISTINA JOY
7500 BROOKVILLE RD
PLYMOUTH, MI 481705818

VIVIANO HAMILTON KELLY ANN
1905 WINDEMERE LN
ERIE, CO 80516-7033

DAVENSON WENDY H
REVOCABLE TRUST
1922 WINDEMERE LN
ERIE, CO 80516-7032

OWNER
1942 WINDEMERE LN
ERIE, CO 805167032

IM KRISTINE JANELLE CHANG
1907 WINDEMERE LN
ERIE, CO 80516-7033

HAKIMI JOANNE WALKER
1911 WINDEMERE LN
ERIE, CO 80516-7033

RAMEY ROBERT W CHRISTINA M
1931 WINDEMERE LN
ERIE, CO 80516-7033

CHUNG SEONG HOON
1951 WINDEMERE LN
ERIE, CO 80516-7033

HOUSTON KAREN R GRAYDON L
1913 WINDEMERE LN
ERIE, CO 80516-7033

CREAGER CHRISTIN L RYAN S
1933 WINDEMERE LN
ERIE, CO 80516-7033

MATTHIAS DANIEL R
1969 FAIRWAY POINTE DR
ERIE, CO 80516-7274

REIMER STEPHEN P JULIE L
1915 WINDEMERE LN
ERIE, CO 80516-7033

GEBHARDT THOMAS
1935 WINDEMERE LN
ERIE, CO 80516-7033

ROSE MATTHEW R ANGELA M
1971 FAIRWAY POINTE DR
ERIE, CO 80516-7274

PROMISE DREAMS LLC
PO BOX 1822
BROOMFIELD, CO 80038-1822

CAIN KEVIN A ERICA J
1937 WINDEMERE LN
ERIE, CO 80516-7033

BEAZLEY BRIAN A STEPHANIE C
1973 FAIRWAY POINTE DR
ERIE, CO 80516-7274

MILLER DIANE C
357 CASPER DR
LAFAYETTE, CO 80026-9023

PATRIQUIN GILLIAN LANE
JORDAN CORNELIUS
1939 WINDEMERE LN
ERIE, CO 80516-7033

MCCARTY ALSTON M MARIE A
1975 FAIRWAY POINTE DR
ERIE, CO 80516-7274

MCLEAN LORI
1921 WINDEMERE LN
ERIE, CO 80516-7033

ZIMMERMAN AMY ELIZABETH
1941 WINDEMERE LN
ERIE, CO 80516-7033

DOWNING THOMAS EDWARD
REVOCABLE TRUST
32 TEMPLAR RD
OXFORD OX2 8LT UNITED KINGDOM

LYBARGER JOHN S MARJORIE K
1923 WINDEMERE LN
ERIE, CO 80516-7033

ALEKSEJEV ROMAN
1943 WINDEMERE LN
ERIE, CO 80516-7033

EVERETT MARK A
206 LULO RD APT A
KAPAA, HI 96746-3206

BINGHAM RICHARD K LOIS M
REVOCABLE TRUST
1925 WINDEMERE LN
ERIE, CO 80516-7033

PEARSON SARAH RACHEL
1945 WINDEMERE LN
ERIE, CO 80516-7033

VALDEZ DAVID SUSAN BK
10447 ISABELLE RD
LAFAYETTE, CO 80026-9105

WANG JEFFREY Y
1415 MCGREGOR CIR
ERIE, CO 80516-3600

TIAN YANG
1947 WINDEMERE LN
ERIE, CO 80516-7033

SWEENEY KAREN L
1956 FAIRWAY POINTE DR
ERIE, CO 80516-7299

LEITH LINDSEY MARIE ANDREW
1929 WINDEMERE LN
ERIE, CO 80516-7033

POWELL JACK JAMES
POWELL CHRISTINA PATRICIA
1949 WINDEMERE LN
ERIE, CO 80516-7033

WARKENTHIEN VERNON L
WARKENTHIEN JERRI A
1958 FAIRWAY POINTE DR
ERIE, CO 80516-7299

STREETER RICHARD JACLYNN
1960 FAIRWAY POINTE DR
ERIE, CO 80516-7299

DAI-WANG FAMILY TRUST
3594 HURON PEAK AVE
SUPERIOR, CO 80027-6152

SLK MANAGEMENT LLC
2420 LAKOTA RANCH RD
ERIE, CO 80516-6015

WEBB SUSAN C
1964 FAIRWAY POINTE DR
ERIE, CO 80516-7299

JOUNOU RADI, HAMID, YOUSSEF
1986 FAIRWAY POINTE DR
ERIE, CO 80516-7299

VILLAGE VISTA LLC
520 COURTNEY WAY STE 100
LAFAYETTE, CO 80026-8870

OCWIEJA REVOCABLE TRUST
1966 FAIRWAY POINTE DR
ERIE, CO 80516-7299

SAPERSTEIN SARAH ELIZABETH
VANDENBERG JUSTIN JEFFREY
1988 FAIRWAY POINTE DR
ERIE, CO 80516-7299

JJH INC
6000 E EVANS AVE # I-120
DENVER, CO 80222-5406

WILSON JAMES P LESLIE A
1970 FAIRWAY POINTE DR
ERIE, CO 80516-7299

TA CHRISTOPHER W LOR RATHA
1990 FAIRWAY POINTE DR
ERIE, CO 80516-7299

CREEKSIDE COLUMBINE
REAL ESTATE LLC
3200 VILLAGE VISTA DR UNIT 100
ERIE, CO 80516-2596

JCOERIE LLC
9376 NEWCASTLE RD
WOODBURY, MN 55125-3716

HAKE JOHN P
HAKE SHIRLEY J
2708 WINDEMERE LN
ERIE, CO 80516-3650

HARDY AT VILLAGE VISTA LLC
3200 VILLAGE VISTA DR APT 110
ERIE, CO 80516-2521

GOGUE PURNIMA R
SEVALKAR SHRIKANTJAGDISH
891 ROCKY RIDGE CIR
ERIE, CO 80516-7549

ALBRIGHT FAMILY TRUST
2710 WINDEMERE LN
ERIE, CO 80516-3650

CIRRUS REALTY LLC
3200 VILLAGE VISTA DR 130
ERIE, CO 80516-2521

MANGHNANI DEEPTI NAROTAM
1976 FAIRWAY POINTE DR
ERIE, CO 80516-7299

JOHNSON SCOTT P
JOHNSON TANIA M
2839 EAGLE CIR
ERIE, CO 80516-4000

3200 VILLAGE VISTA
CONDOMINIUMS OWNER ASSOC.
1289 S 4TH AVE
BRIGHTON, CO 80601-6805

PFEIFFER JUSTIN ERIK
SWEENEY SARAH
1978 FAIRWAY POINTE DR
ERIE, CO 80516-7299

PEESAPATI VISWA
MUPPALA RAMALEELA
5166 E 116TH PL
THORNTON, CO 80233-5850

VILLAGE VISTA PLAZA INC
3160 VILLAGE VISTA DR UNIT 102
ERIE, CO 80516-2530

FADRIGO ERIC RICHEL
1980 FAIRWAY POINTE DR
ERIE, CO 80516-7299

WOLFE ALLEN E
WOLFE RHONDA F
2847 EAGLE CIR
ERIE, CO 80516-4000

GAUBE INVESTMENTS LLC
8906 E NICHOLS PL
CENTENNIAL, CO 80112-2768

ZAPP STEPHEN ALLEN
1982 FAIRWAY POINTE DR
ERIE, CO 80516-7299

COSH INVESTMENTS LLC
1675 SNOWY OWL DR
BROOMFIELD, CO 80020-0604

BRENTLINGER JAMES
BRENTLINGER KALEEN MARIE
6904 ST VRAIN RANCH BLVD
FIRESTONE, CO 80504-9624

SFP-E LLC
PO BOX 5350
BEND, OR 97708-5350

WHITE LEA DUDLEY
2745 WINDEMERE LN
ERIE, CO 80516-3649

SH7 MARKETPLACE INC
C/O JAMES SPEHALSKI
9750 W CAMBRIDGE PL
LITTLETON, CO 80127-5906

YONATAN ALON EIRIT
2749 WINDEMERE LN
ERIE, CO 80516-3649

ERIE BUILDING LLC
4875 WARD RD STE 600
WHEAT RIDGE, CO 80033-1944

PEREZ CHRISTOPHER
2751 WINDEMERE LN
ERIE, CO 80516-3649

MARKETPLACE AT VISTA RIDGE
OWNERS ASSOC. INC
11002 BENTON ST
WESTMINSTER, CO 800203-286

RUTH GREGORY
VENTURELLA MARY
2753 WINDEMERE LN
ERIE, CO 80516-3649

VISTA RIDGE METRO. DIST.
C/O SDMS
141 UNION BLVD STE 150
LAKEWOOD, CO 80228-1898

VISTA RIDGE HOA
C/O JAMES SPEHALSKI
7887 E BELLEVIEW AVE. STE. 825
ENGLEWOOD, CO 80111

COOKSON REAL ESTATE II LLC
2998 RIDGEVIEW DR
ERIE, CO 80516-4701

ERIE TOWN OF
PO BOX 750
ERIE, CO 80516-0750

PARK HOMES LLC
C/O GRANITE CAPITAL GROUP
133 W DE LA GUERRA ST
SANTA BARBARA, CA 93101-3225

COBBLESTONE AUTO SPA
8900 E BAHIA DR STE 200
SCOTTSDALE, AZ 85260-3301

HGC COLORADO NATIONAL LLC
13873 PARK CENTER RD STE 203N
HERNDON, VA 20171-3223

ENNS ARTHUR D
ENNS JANET L
2743 WINDEMERE LN
ERIE, CO 80516-3649