

Neighbors:

### **What's Happening?**

- City Staff met with the developer's representative and required more extensive engineering comments as well as the following in their pre-application meeting summary:
- items in red are significant (as in HUGE!) additions not mentioned in original 2021 proposal
  - **comprehensive Plan Amendment (CPA) is required**
  - **35% maximum outdoor storage allowed**
  - **restriction on hours of operation**
  - recycled asphalt parking lot can be explored--Fire is most likely going to need their access paved
  - **neighborhood meeting will be required**
  - site Plan and Minor Subdivision will be reviewed administratively
  - CPA to Industrial/Office will **require a Planning Commission public hearing and ratification by the City Council**
- unknown
  - neighborhood meeting date will be decided by City Staff and Norris Design/Developer team--required time frame between when the notices go out and the meeting date is 15 days
  - formal applications to City Planning and to Colorado Department of Public Health and Environment (CDPHE) probably not until after neighborhood meeting
  - current zoning status for RV storage lots

### **Next Steps: "David vs Goliath"**

- Forest Springs is most affected by the proposed RV storage lot and at this point only Forest Springs(108 homes) and Geos(28 homes) are directly involved
  - we do not receive assistance from neighbors in Westwoods Mesa and the Ralston Valley Coalition (RVC)
  - FRCN will maintain status as nonprofit for legal reasons
- FRCN members will:
  - distribute flyers (see attached) at the Transportation Town Hall meeting on Thursday June 8th from 7-9 pm
  - recognize the traffic and environmental concerns of the proposed McIntyre logistics center
  - remind neighbors in local communities that the proposed RV storage lot is still a viable concern
  - encourage local neighbors to stay engaged with FRCN activity and support environmentally responsible re-development of a closed, unregulated landfill area
  - compile list of contacts for neighboring communities to establish communication lines
  - recruit neighbor assistance from all communities as necessary
- FRCN doesn't have any more details at this time. We share your frustration about project indecisions and time intervals. We understand if neighbors want to "walk away" or are tired of FRCN updates.
- At this point in time, we ignore--- "no news, is good news"---rather, *no news is--- just no news!* We

appreciate your support for the remainder of this  "adventure"!

Thanks to all!