



NEIGHBORHOOD INPUT PROCESS

A Guide For Neighbors

October 2012

Goals of Neighbor Input:

- To provide information about a land use proposal and allow the opportunity for property owners in the vicinity to comment.
- To gather neighbor comments, concerns, and suggestions about a development proposal early in the review process.
- To provide the opportunity for comments and concerns to be addressed by the applicant.

Neighbor Notification:

The Larimer County Planning Department notifies surrounding property owners when:

- A development proposal has been submitted in the area.
- A public meeting or hearing has been scheduled regarding the proposal.

As an interested property owner, you have the opportunity to review the project or process materials throughout the development review process.

This can be done:

- In person at the Planning Department office
- By e-mail
- By telephone
- Online at http://larimer.org/planning/planning/current_applications.cfm



Neighbor Responsibilities:

Gather Information:

Gathering information and learning about a proposed project will give a greater understanding of what is being proposed.

Information regarding the project will be available for review throughout the development review process.

To find out more information on a project:

- Visit the Planning Department to review the file and information submitted.
- Call or email the planner assigned to the project.
- Visit the Current Development Application section on the Planning Department website.

Be Involved:

Neighbor comments, concerns, and suggestions are essential in understanding the potential impacts a development review proposal may have on property owners in the vicinity.

Comments received early in the development review process can allow the opportunity for concerns to be addressed by the applicant

To voice your comments and concerns.

- Contact Planning Department.
- Attend scheduled public meetings and hearings.



*Please see the reverse side for more information on the Development Review Process.

Guide to the Development Review Process



Land Use applications located within Larimer County (outside city limits) go through several phases during the development review process.

Each phase is an integral part of the planning, design, and development of a project. The process ensures that a project can meet the standards outlined in the Land Use Code and be compatible with the surrounding area.

The following application types will proceed through the phases shown below: Conservation Developments, Planned Land Divisions, Subdivisions, Rezoning, Special Exceptions, and Special Reviews.

