

NOTICE OF PUBLIC HEARING

Notice is hereby given that a public hearing will be held by the Loveland City Council on June 17, 2025, at 6:00 p.m. in the City Council Chambers, 500 East Third Street, for a proposed comprehensive plan amendment and rezoning for property generally located at the southwest corner of N. Cleveland Avenue and E. Eisenhower Boulevard that involves three separate parcels (i.e. 104 E. Eisenhower Boulevard, 108 E. Eisenhower Boulevard, and 1349-1355 N. Cleveland Avenue) containing approximately 1.12 acres.

The proposed comprehensive plan amendment proposes to change the existing land use designation of High Density Residential to Corridor Commercial for purposes of alignment with the proposed rezoning of R3e – Established High Density Residential to B – Developing Business. The purpose in seeking this change to the comprehensive plan and zoning is to position these parcels for greater redevelopment opportunities including mixed-use and expanded commercial allowances. The applicant is Margarita Gonzalez, Minidwell LLC, representing the property owner (i.e Elwin Land Company/Robert Kearney).

This Notice is given so that all interested parties and citizens will have an opportunity to be heard. A call-in number can be found when the agenda is posted at the following website: <https://cilovelandco.civicweb.net/Portal/MeetingTypeList.aspx> Additional information relative to these matters may be obtained in the Development Center, 410 East Fifth Street, Loveland, Colorado, or call 970-962-2523.

To request a copy in Spanish, free of charge, contact 970-962-2523 or email planning@cityofloveland.org. Para recibir una copia gratuita en español, llame al 970-962-2523 o envíe un correo electrónico a planning@cityofloveland.org.

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