

City of Fountain, Colorado

NOTICE OF PUBLIC HEARING

Notice is hereby given that a public hearing will be held by and before the City Council of the City of Fountain, Colorado (the “City”) at the hour of 6:00 P.M. Mountain Daylight Time on July 9, 2024, on (a) the proposed modification of the South Academy Highlands Urban Renewal Plan (the “Current Plan”) by reducing its boundaries from those described as South Academy Highlands Filing No. 1, according to the recorded plat thereof, City of Fountain, County of El Paso, Colorado to those described as Lots 1 through 4, Tracts D, E, F, G, & H, and Venetucci Boulevard, South Academy Highlands Filing No. 1; Lots 1 through 4, South Academy Highlands Filing No. 4; and Lots 1 & 2, South Academy Highlands Filing No. 1a, according to the recorded plat thereof, City of Fountain, County of El Paso, Colorado and (b) including the area removed from the Current Plan in a new proposed South Academy Highlands 2 Urban Renewal Plan (the “New Plan”) with boundaries described as Lot 1 and Tracts A & B of South Academy Highlands Filing No. 2, according to the recorded plan thereof, City of Fountain, El Paso County, Colorado.

The purpose of the hearing is to consider (1) reducing the Current Plan area and including the area removed from the Current Plan in the proposed New Plan; (2) whether the area in the New Plan is a blighted area as described in Section 31-25-103, C.R.S., (3) the approval and adoption of the New Plan by the City Council, (4) other undertakings and activities in accordance with the Colorado Urban Renewal Law by the City and the Fountain Urban Renewal Authority (the “Authority”).

The general scope of the proposed modified Current Plan and the New Plan includes the continuing redevelopment and development of both plan areas by the Authority, the City, and private enterprise for the elimination and prevention of blight, including, without limitation, continued use of municipal tax increment financing (but no property tax increment financing) and other tools and activities authorized by law. The resolutions modifying the Current Plan and the proposed New Plan are on file with the City of Fountain, Fountain Urban Renewal Authority online. www.FURACO.org

Any person or organization desiring to be heard will be afforded an opportunity to be heard at such hearing.

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