

FRUITA COLORADO

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Lisa Loranger,
Strong Communities Program Manager,
lisa.loranger@state.co.us, 303-565-6200

Lisa,

It is our distinct privilege to submit this Letter of Intent ("LOI") for consideration of the Stronger Communities Infrastructure Grant program ("SCIG"). The City of Fruita and our partners believe this project meets the specific needs of our community by providing additional affordable rental housing on an infill parcel with access to core services. Furthermore, there will be payment in lieu of performance to assist in providing additional childcare facilities in the area. We are already working with a childcare provider that will be 0.25 miles from the property. Roots of Wonder Early Learning Center is building a brand new, nature-based childcare facility. This early learning center will be opening 74 new childcare spots for children ages 6 weeks to 6 years old; as well as provide up to 20 new local jobs.

During the many public engagement open houses used to update the Comprehensive Plan, Fruita residents expressed their desire to incentivize and support a mix of housing types, especially affordable housing. We found that the Land Use Code at the time contained many barriers that deterred higher density, infill developments, accessory dwelling units, multi-family housing options and affordable housing developments. Shortly after the Comprehensive Plan was put into place, the Land Use Code was updated to remove nearly all the barriers described above, including but not limited to affordable housing options. One major change is the use of a streamlined development process to help move these types of applications through the review process more effectively to promote growth. This grant would help us to finish the Raptor Road project and continue to provide infrastructure that will benefit those who work, live, and play in Fruita.

Sincerely,

Mike Bennett,
City Manager

Beckie Fosmo,
Roots of Wonder

Megan Adams,
Senior Development Director
TWG Partners