

**Colorado Springs Airport Advisory Commission Meeting  
To Be Heard February 26, 2020  
Land Use Review Item #07**

<b>EL PASO COUNTY BUCKSLIP NUMBER(S)/FILE NUMBER(S):</b> PPR202 <b>COMMERCIAL DEVELOPMENT PLAN</b>	<b>PARCEL #(S):</b> 5404210068
<b>DESCRIPTION:</b> Request by O'Reilly Auto Enterprises, LLC for approval of a development plan for an O'Reilly Auto Parts store consisting of a 7,453 square foot building for the retail sale of automotive parts and accessories. The site is zoned CR/CAD-O (Commercial Regional and Commercial Airport Overlay District) and consists of 0.970 acres. The property is located southeast of Marksheffel Road and Constitution Avenue.	
<b>CONSTRUCTION/ALTERATION OF MORE THAN 200 FEET ABOVE GROUND LEVEL?</b> No	<b>DISTANCE/DIRECTION FROM COS:</b> 3.5 miles north of Rwy 17L
<b>TOTAL STRUCTURE HEIGHT AT THE ESTIMATED HIGHEST POINT:</b> 20 feet above ground level; 6,462 feet above mean sea level	<b>COMMERCIAL AIRPORT OVERLAY SUBZONES PENETRATED:</b> None
<b>ATTACHMENTS:</b> <a href="#">O'REILLY AUTO PARTS STORE DP/156723</a> CLICK ON VIEW SITE DEVELOPMENT PLAN (24" x 36") UNDER DOCUMENT LIST	

**STAFF RECOMMENDATION/CONDITIONS OF APPROVAL**

***Subject to Airport Advisory Commission Action***

*Airport staff recommends **no objection** with the following conditions:*

- **Avigation Easement:** An avigation easement is requested or provide proof of previous recording (book/page or reception number).
- **FAA Form 7460:** Based on elevation data and distance to runway, the applicant will need to file Federal Aviation Administration (FAA) Form 7460-1 "Notice of Proposed Construction or Alteration" for any new vertical development at this site, including temporary construction equipment, and provide FAA documentation to the Airport before the commencement of construction activities; FAA's website (<https://oeaaa.faa.gov/oeaaa/external/portal.jsp>).

# Colorado Springs Airport Advisory Commission Meeting To Be Heard February 26, 2020 Land Use Review Item #07

## PROJECT LOCATION EXHIBIT:

