

EL PASO COUNTY



COLORADO

*Mailed / Copied
11/30/21 JH*

COMMISSIONERS:
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CAMI BREMER (VICE-CHAIR)

LONGINOS GONZALEZ, JR.
HOLLY WILLIAMS
CARRIE GEITNER

PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT
CRAIG DOSSEY, EXECUTIVE DIRECTOR

11/30/2021

RE: Falcon Meadows at Bent Grass Filing No. 1

File: SF-2120

Parcel ID Nos.: 53010-00-021, 53010-00-023, 53010-00-036, 53010-00-037,
53012-04-005, 53012-04-006, 53012-04-007, and 53013-01-028

To Whom It May Concern:

This letter is to inform property owners adjacent to the proposed Falcon Meadows at Bent Grass Filing No. 1 development located south of Bent Grass Meadow Drive that the applicant, Challenger Communities, LLC, has requested approval of a final plat application which includes 71 single-family lots and public right-of-way within the PUD (Planned Unit Development) zoning district (PCD File No. PUDSP-20-005). The Planning and Community Development Director may make a formal decision regarding the request on 12/14/2021. Any comments or questions may be forwarded to me prior to that decision. At the discretion of the Planning and Community Development Director, the application may be elevated to the Board of County Commissioners for consideration. All administrative decisions, such as this one, may be appealed to the Board of County Commissioners within 30 days of the date of the decision.

You may view the application documents online at www.epcdevplanreview.com. Please feel free to contact me with any questions, comments, or concerns you may have prior to the decision.

Respectfully,

Kari Parsons, Planner III
El Paso County Planning and Community Development
719-520-6306
Kariparsons@elpasoco.com

2880 INTERNATIONAL CIRCLE, SUITE 110
PHONE: (719) 520-6300



COLORADO SPRINGS, CO 80910-3127
FAX: (719) 520-6695

WWW.ELPASOCO.COM

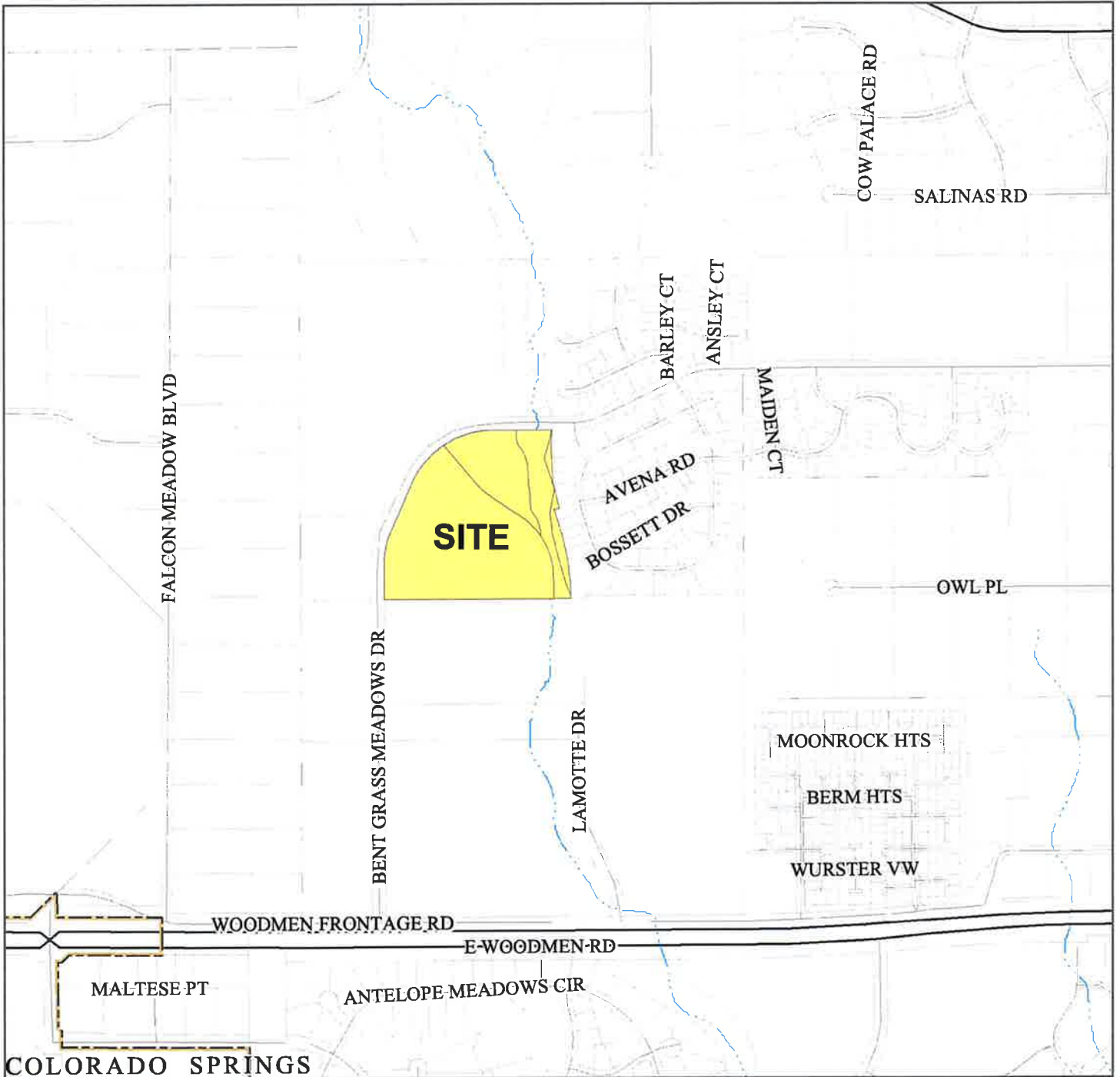
El Paso County Parcel Information

File Name:

Zone Map No.:

Date:

ADDRESS	CITY	STATE
8605 EXPLORER DR #250	COLORADO SPRINGS	CO
8605 EXPLORER DR SUITE 250	COLORADO SPRINGS	CO
8605 EXPLORER DR SUITE 250	COLORADO SPRINGS	CO
8605 EXPLORER DR SUITE 250	COLORADO SPRINGS	CO
8605 EXPLORER DR SUITE 250	COLORADO SPRINGS	CO



Please report any parcel discrepancies to:
 El Paso County Assessor
 1675 W. Garden of the Gods Rd.
 Colorado Springs, CO 80907
 (719) 520-6600



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5301301003
ARDON MANUEL JR
7851 BERWYN LOOP
PEYTON, CO 80831

5301204003
BERWYN LOOP LLC
4565 HILTON PKWY
COLORADO SPRINGS, CO 80907

5301204004
BUSH KIRSTEN M
7821 BERWYN LOOP
PEYTON, CO 80831

5301301007
BUSH TANNER J
7891 BERWYN LOOP
PEYTON, CO 80831

5301301028
CHALLENGER COMMUNITIES LLC
8605 EXPLORER DR SUITE 250
COLORADO SPRINGS, CO 80920

5301000016
DEYOUNG RANDALL L
10925 E. HWY 24
PEYTON, CO 80831

5301000018
FALCON STORAGE PARTNERS LLLP
4615 NORTH PARK DR #101
COLORADO SPRINGS, CO 80918

5301301004
GARCIA MARK A
7861 BERWYN LOOP
PEYTON, CO 80831

5301204002
MARJANIEMI CURTIS L
2556 INFINITY PL
COLORADO SPRINGS, CO 80918

5301301008
PARIS MICHAEL S
7901 BERWYN LOOP
PEYTON, CO 80831

5301301001
PEDERSEN BRAD K
7831 BERWYN LOOP
PEYTON, CO 80831

5301301002
SHEWARD SHANNON C
7841 BERWYN LOOP
PEYTON, CO 80831

5301301006
WATSON NICOLE M
7881 BERWYN LOOP
PEYTON, CO 80831

5301301005
WRIGHT DON E
7871 BERWYN LOOP
PEYTON, CO 80831