

PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT
CRAIG DOSSEY, EXECUTIVE DIRECTOR

February 26, 2019

Craig and Susanne Hoffman
14090 Holmes Road
Colorado Springs, CO 80908

Kesti Suggs
14445 Holmes Road
Colorado Springs, CO 80908

RE: Reigning Hope – Special Use - (AL-18-015)

This is to inform you that the above-reference request for approval of a special use for Reigning Hope was heard and approved by El Paso County Board of County Commissioners on February 26, 2019, for approval of a commercial stable in the RR-5 (Residential Rural) zoning district. The property is located on Holmes Road approximately 1.87 miles north of Shoup Road. The special use application follows approval by the Board of Adjustment of a lot area variance for 4.15 acres where 10 acres are required for a commercial stable in the RR-5 zoning district. (Parcel No. 52060-00-040)

This approval is subject to the following:

CONDITIONS

1. Approval shall be limited to a commercial stable as described and depicted in the applicant's letter of intent and site plan drawings.
2. All animal waste shall be disposed of in a manner that complies with the requirements of El Paso County Public Health.
3. Any subsequent addition or modification to the operation or to the facility beyond that described in the applicant's letter of intent and as shown on the site plan shall be subject to administrative review, and if it is the opinion of the Planning and Community Development Director that it constitutes a substantial increase, then

such addition or modification shall be subject to review and approval by the Board of County Commissioners.

4. The proposed use shall comply with all requirements of the El Paso County Land Development Code and all County, State, and Federal regulations except those portions varied by this action.
5. The property owner shall comply and adhere to water allowances as determined by the State of Colorado and detailed in the approved well permit (No.: 189919—A).
6. Prior to building permit authorization proof of an adequate OWTS shall be provided by the property owner to the El Paso County Planning and Community Development Office.

NOTATIONS

1. Special use approval includes conditions of approval and the accompanying site plan and elevation drawings. No substantial expansion, enlargement, intensification or modification shall be allowed except upon reevaluation and public hearing as specified in the El Paso County Land Development Code.
2. The Board of County Commissioners may consider revocation and/or suspension if zoning regulations and/or special use conditions/standards are being violated, preceded by notice and public hearing.
3. If the special use is discontinued or abandoned for two (2) years or longer, the special use shall be deemed abandoned and of no further force and effect.

This represents the Planning and Community Development Department's understanding of the action taken by the Board of County Commissioners.

Should you have any questions, or if I can be of further assistance, please contact me at 719-520.-6300.

Sincerely,

A handwritten signature in cursive script, appearing to read "Len Kendall".

Len Kendall, Planner I

File No. AL-18-015