

# EL PASO COUNTY

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STAN VANDERWERF  
LONGINOS GONZALEZ  
PEGGY LITTLETON

PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT  
CRAIG DOSSEY, EXECUTIVE DIRECTOR

*copied, mailed  
4/30/2019 JF*

April 26, 2019

RE: Meadowbrook Crossing Filing No.1 Lots 1-22 and Meadowbrook Crossing Filing No. 2 Lots 1-35 – **Setback and Lot Coverage Variance**

File: ADR-18-008

Parcel No.: 54083-01-001 through 54083-01-022, 54083-03-015 through 54083-03-033, and 54083-01-039 through 54083-01-054

To Whom It May Concern:

This letter is to inform property owners adjacent to the above mentioned properties that the applicant, Richmond American Homes, has requested approval of administrative relief to allow a 20 percent reduction of all setbacks where 25 feet (Front), 25 feet (rear), and 5 feet (side) are required for single family homes within the RS-5000 (Residential Suburban) zoning district, as well as a 20 percent increase of lot coverage of 40 percent lot coverage for multi-story homes, and 45 percent lot coverage of single-story homes. The Planning and Community Development Director may make a formal decision regarding the administrative relief request on May 2, 2019 at 4:30 P.M. Any comments or questions may be forwarded to me prior to that decision. At the discretion of the Planning and Community Development Director, the approval process may be elevated to the Board of Adjustment for consideration. Administrative approval by the Planning and Community Development Director is subject to the appeal provisions of the Land Development Code.

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

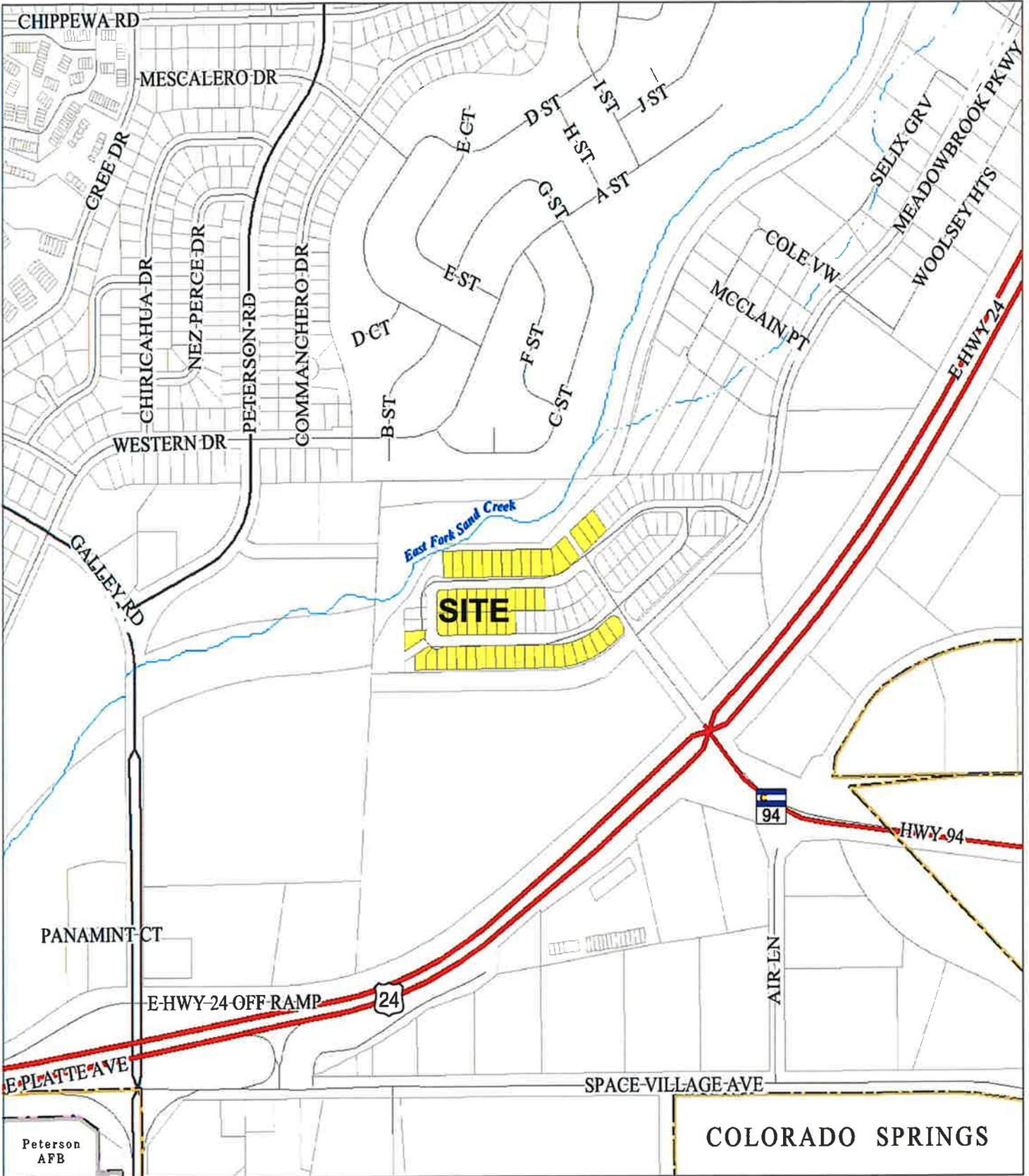
Respectfully,

Len Kendall, Planner I  
El Paso County Planning and Community Development  
719-520-6447  
[lenkendall@elpasoco.com](mailto:lenkendall@elpasoco.com)

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



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



**COLORADO SPRINGS**

Please report any parcel discrepancies to:  
 El Paso County Assessor  
 1675 W. Garden of the Gods Rd.  
 Colorado Springs, CO 80907  
 (719) 524-6600



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5408301019  
BERRYMAN JILL KRISTIAN  
7045 BOREAL DR  
COLORADO SPRINGS, CO 80915

5408302001  
CENTURY AT MEADOWBROOK LLC  
8390 E CRESCENT PKWY STE 650  
ENGLEWOOD, CO 80111

5408008001  
CIRCLE K STORES INC  
1199 S BELTLINE RD STE 160  
COPPELL, TX 75019

5408301013  
EWING NICOLE  
7093 BOREAL DR  
COLORADO SPRINGS, CO 80915

5408007005  
LOVE IN ACTION  
212 N WAHSATCH AVE STE 301  
COLORADO SPRINGS, CO 80903

5408301033  
MEADOWBROOK CROSSING  
METRO DISTRI  
90 S CASCADE AVE STE 1500  
COLORADO SPRINGS, CO 80903

5408301021  
PUNTER SCOTT EDWARD  
7029 BOREAL DR  
COLORADO SPRINGS, CO 80915

5408303033  
RICHMOND AMERICAN HOMES OF  
4350 S MONACO ST  
DENVER, CO 80237