

**EL PASO COUNTY**  
  
**COLORADO**

COMMISSIONERS:  
STAN VANDERWERF (CHAIR)  
CAMI BREMER (VICE-CHAIR)

LONGINOS GONZALEZ, JR.  
HOLLY WILLIAMS  
CARRIE GEITNER

PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT  
CRAIG DOSSEY, EXECUTIVE DIRECTOR

*Copy + Mailed  
on 4/21/21  
EK*

4/20/2021

RE: Urban Collection at Palmer Ridge Final Plat

File: SF-20 -028

Parcel ID Nos.: 54050-00-035, 54050-00-051, 54051-00-041, 54051-00-042,  
54051-00-043 and 54051-00-044

To Whom It May Concern:

This letter is to inform property owners adjacent to the proposed Urban Collection at Palmer Ridge development located south of the Constitution Avenue and Hannah Ridge Drive intersection that the applicant, Feathergrass Investments, LLC, has requested approval of a final plat application which includes 100 single-family attached residential lots and two future development tracts within the PUD (Planned Unit Development) zoning district (PCD File No. PUDSP-19-011). The Planning and Community Development Director may make a formal decision regarding the request on 5/11/2021. 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](http://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



5405101013  
AMSDILL STEVEN LEE  
1472 GREAT SKY RD  
COLORADO SPRINGS, CO 80915

5405101027  
BROWN RICHARD WAYNE  
2451 MAJESTIC PLAINS CT  
COLORADO SPRINGS, CO 80915

5405104007  
CAMACHO NOEL SANTACRUZ  
2470 SNOW CAP CT  
COLORADO SPRINGS, CO 80915

5405201105  
CHEROKEE PARK HOMEOWNERS ASSOC  
1015 LEHMAN DR STE 205  
COLORADO SPRINGS, CO 80918

5405104016  
CUMBIE SAMUEL T  
2469 FRUITED PLAINS CT  
COLORADO SPRINGS, CO 80915

5405101026  
DEFRANCO NICHOLAS A  
2467 MAJESTIC PLAINS CT  
COLORADO SPRINGS, CO 80915

5332403008  
ELITE PROPERTIES OF AMERICA INC  
1385 CORPORATE DR  
COLORADO SPRINGS, CO 80919

5404210065  
CENT CREDIT UNION  
7520 CAMPUS DR  
COLORADO SPRINGS, CO 80920

5404210069  
EVERGREEN-CONSTITUTION &  
2390 E CAMELBACK RD STE 410  
PHOENIX, AZ 85016

5332404001  
FEATHERGRASS INVESTMENTS LLC  
1715 N CHESTNUT ST  
COLORADO SPRINGS, CO 80907

5405104005  
FRAZIER SU H  
7319 BUFFALO PRAIRIE CT  
COLORADO SPRINGS, CO 80915

5404210070  
G&H HOLDINGS  
PO BOX 579  
DANA POINT, CA 92629

5405104019  
HARZOMBEK VENUS GINES  
1452 FRUITED PLAINS CT  
COLORADO SPRINGS, CO 80915

5405101025  
JIMENEZ JOHN M  
2483 MAJESTIC PLAINS CT  
COLORADO SPRINGS, CO 80915

5405104017  
KURTZ KEVIN M  
2485 FRUITED PLAINS CT  
COLORADO SPRINGS, CO 80915

5405104006  
MUNOZ GABRIELA  
1486 SNOW CAP CT  
COLORADO SPRINGS, CO 80915

5404210067  
QQ COLORADO LLC  
492 W 1200 N  
SPRINGVILLE, UT 84663

5405104004  
ROSA JOSE AUGUSTIN RODRIGUEZ  
2455 SNOW CAP CT  
COLORADO SPRINGS, CO 80915

5333304081  
SAND HILL DEVELOPMENT LLC  
1643 S ULSTER ST STE 240  
DENVER, CO 80237

5405101014  
TORRES CAROL  
2486 GREAT SKY RD  
COLORADO SPRINGS, CO 80915

5405104018  
VETETO LARRY  
2468 FRUITED PLAINS CT  
COLORADO SPRINGS, CO 80915

5405101015  
WALTERS SCOTT P  
1473 GREAT SKY RD  
COLORADO SPRINGS, CO 80915

5405000053  
WASTE CONNECTIONS OF COLORADO  
INC  
1235 NORTH LOOP WEST SUITE 205  
HOUSTON, TX 77008

5405101024  
WILLHOIT JANE S  
3630 W WADE LN  
COLORADO SPRINGS, CO 80917

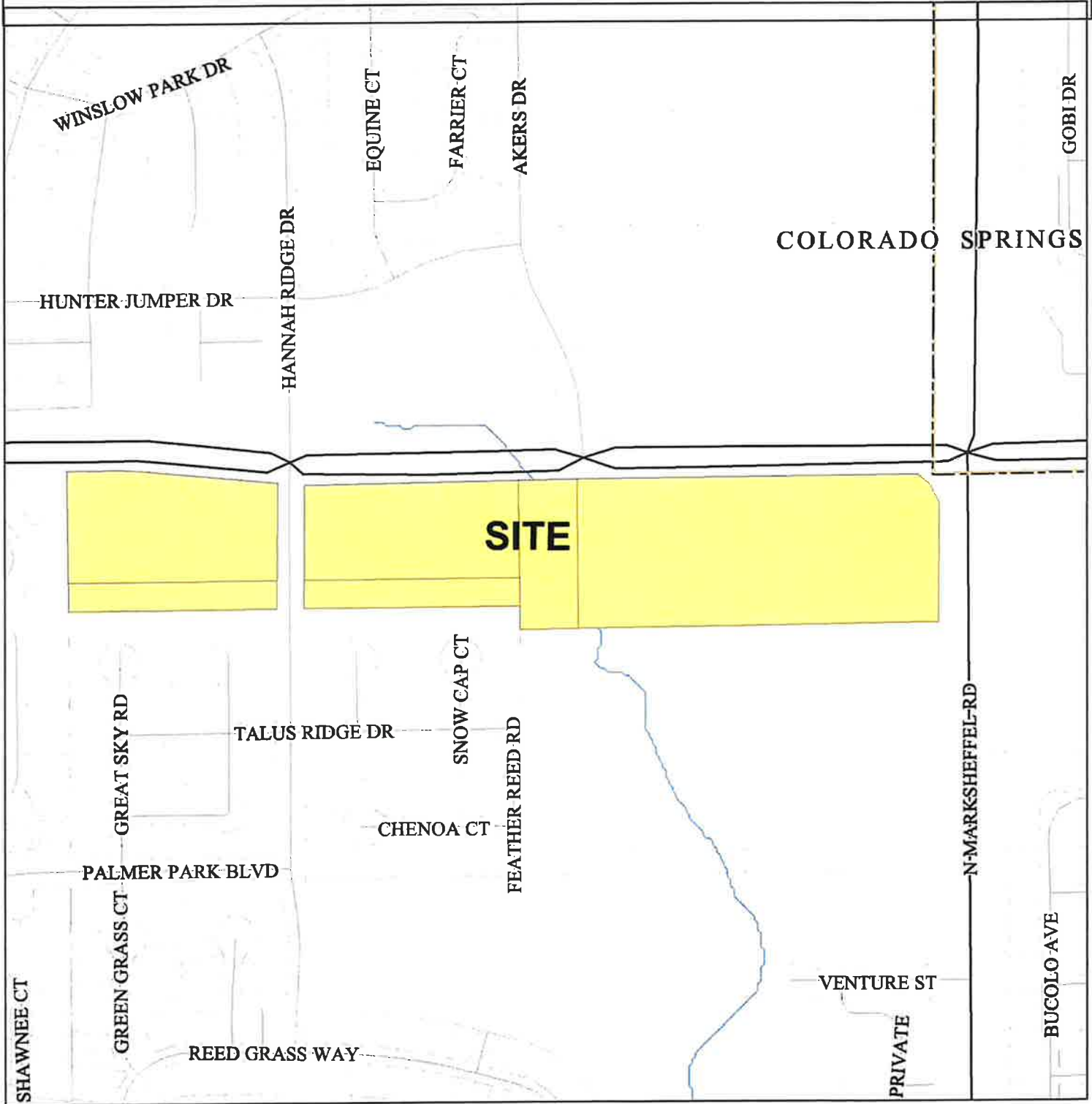
# El Paso County Parcel Information

PARCE	NAME
5405000	FEATHERGRASS INVESTME
5405000	FEATHERGRASS INVESTME
5405100	FEATHERGRASS INVESTME
5405100	FEATHERGRASS INVESTME
5405100	FEATHERGRASS INVESTME
5405100	FEATHERGRASS INVESTME

File Name:

Zone Map No.

Date:



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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