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3/19/2024

To Whom It May Concern:

This letter is to inform you that an application for a proposed land-use project occurring in your area has been received by Planning & Community Development (PCD). Please note that PCD will send additional notification prior to any future decision regarding this proposal. Details for the project are listed below.

PCD File No.: SF246, Silverado Ranch Filing No. 2

Project Description: A Final Plat creating 15 single-family lots. Private gravel roads built to County standards will be owned and maintained by the HOA. For more information, see the applicant's Letter of Intent within the EDARP project file (link below).

Property Owner(s):

Stan Searle and Gary Lake, Silverado Ranch, Inc
18911 Cherry Springs Ranch Dr.
Monument, CO 80132
stansearle@gmail.com
(719) 649-9590

Applicant/Representative:

Peter Patten, Patten Associates, Inc
4271 Horse Gulch Loop
Colorado Springs, CO 80924
ppatten@pattenassociates.com
(970) 846-9111

Tax ID/Parcel No.: 3516000001

Location of Project: Southeast of the intersection of South Peyton Highway and Drennen Road. East of the existing Silverado Ranch (Filing No. 1) Subdivision.

Zoning District: PUD (Planned Unit Development) (PUD07002)

Land Size: 53.61 Acres

View project documents online (EDARP): <https://epcdevplanreview.com/Public/ProjectDetails/185576>

If you have questions/concerns regarding the proposal, please contact me using the information below.

Respectfully,

Kylie Bagley – Planner
El Paso County Planning & Community Development
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NOTICE OF LAND-USE APPLICATION

<p>at the time of printing. El Paso County, Colorado, makes no claim as to the completeness or accuracy of the data contained hereon. or data contained hereon may be reproduced, used to prepare derivative products, or distributed without the specific written approval of the Board of County Commissioners, El Paso County, Colorado. This document was prepared from the best data available</p>		<p>1675 W. Garden of the Gods Rd. Colorado Springs, CO 80907 El Paso County Assessor (719) 520-6600</p>	<p>EL PASO COUNTY PARCEL INFORMATION</p> <p>FILE NO.: SF246 PARCEL NO.: 351600001 OWNER: Silverado Ranch, Inc LOCATION: Southeast of the S Peyton Highway and Drennen Road intersection.</p>
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