

PLANNING AND COMMUNITY DEVELOPMENT

August 6, 2026

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. To submit public comments, please go to the project directly using the EDARP link below.

PCD File No.: VR264, Willow Springs Estates Filing No. 2

Project Description: Request to subdivide one 10-acre lot into two 5-acre lots in the RR-5 (Residential Rural) zoning district. For more information, see the applicant's Letter of Intent within the EDARP project file (link below).

Property Owner(s):

Home Run Restorations Inc.
710 S Blaney Rd
Colorado Springs, CO 80929

Applicant/Representative:

Alessi and Associates Inc.
2989 Broadmoor Valley Rd, Suite C
Colorado Springs, CO 80906
(719) 540-8832

Tax ID/Parcel No.: 5115003006

Zoning District: RR-5 (Residential Rural)

Location of Project: 18050 Quarterhorse Ln

Land Size: 10.00 Acres

View project documents online (EDARP): <https://epcdevplanreview.com/Public/ProjectDetails/213463>

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

Respectfully,

A handwritten signature in black ink that reads "Miranda Benson". The script is cursive and fluid, with the first name and last name clearly distinguishable.

Miranda Benson– Planner

El Paso County Planning & Community Development

(719) 520-7940 MirandaBenson2@elpasoco.com

Planning and Community Development
2880 International Cir. Suite 110
Colorado Springs, CO 80910

NOTICE OF LAND-USE APPLICATION

	EL PASO COUNTY PARCEL INFORMATION FILE NO.: VR264 PARCEL NO.: 5115003006 OWNER: Home Run Restorations Inc. ADDRESS: 18050 Quarterhorse Ln Please report any parcel discrepancies to: El Paso County Assessor 1675 W. Garden of the Gods Rd. Colorado Springs, CO 80907 (719) 520-6600 COPYRIGHT 2022 by the Board of County Commissioners, El Paso County, Colorado. All rights reserved. No part of this document or data contained hereon may be reproduced, used to prepare derivative products, or distributed without the specific written approval at the time of printing. El Paso County, Colorado, makes no claim as to the completeness or accuracy of the data contained hereon.
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