

EL PASO



COUNTY

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PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT  
CRAIG DOSSEY, EXECUTIVE DIRECTOR

August 23, 2017

RE: 10150 Peaceful Valley – **Setback Variance**

File: ADR-17-009  
Parcel No.: 5523002013

To Whom It May Concern:

This letter is to inform property owners adjacent to the above mentioned properties that the applicant, Pamela Cusic, has requested approval of administrative relief to allow a lot size of 4 acres where 5 acres is required in the A-5 zoning district. The Planning and Community Development Director may make a formal decision regarding the administrative relief request on September 6, 2017 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,

Nina Ruiz, Project Manager/Planner II  
El Paso County Planning and Community Development  
719-520-6313  
[ninaruiz@elpasoco.com](mailto:ninaruiz@elpasoco.com)

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



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

[www.ELPASOCO.COM](http://www.ELPASOCO.COM)

**COPY**  
mailed  
8/24/17

# El Paso County Parcel Information

File Name: ADR-17-009

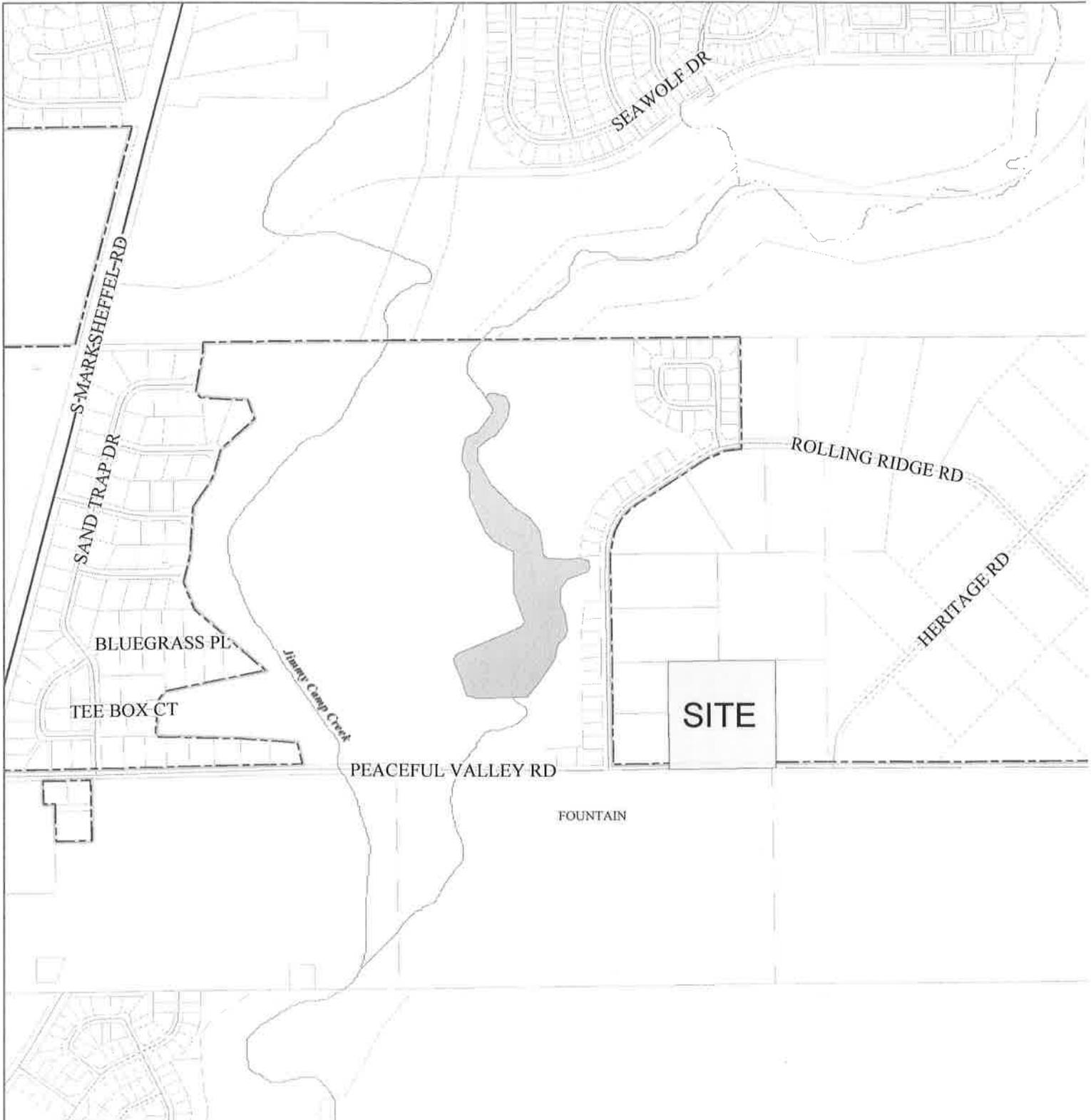
PARCEL	NAME
5523002013	CUSIC GEORGE A

Zone Map No: --

ADDRESS	CITY	STATE
10150 PEACEFUL VALLEY RD	COLORADO SPRINGS	CO

ZIP	ZIPLUS
80925	9614

Date: August 24, 2017



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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ADR-17-009

5523002011  
THRASHER MARTINA M  
PO BOX 207  
HARRAH, WA 98933

5500000299  
RES-CO ONE LLC  
700 NW 107TH AVE STE 200  
FORT LAUDERDALE, FL 33324

5500000090  
RES-CO ONE LLC  
1675 BROADWAY STE 1200  
DENVER, CO 80202

5523002016  
GONZALES FERNANDO T  
10015 ROLLING RIDGE RD  
COLORADO SPRINGS, CO 80925

5523002010  
WADE NANCY  
10045 ROLLING RIDGE RD  
COLORADO SPRINGS, CO 80925

5523002012  
CUSIC GEORGE A & PAMELA J  
10260 PEACEFUL VALLEY RD  
COLORADO SPRINGS, CO 80925