

NOTICE OF PUBLIC HEARING(S)

*mailed/copied  
9/17/21 #4*

This notice provides options to access to the Planning Commission and Board of County Commissioners' hearings on the following Quasi-Judicial land use matter. **The item is scheduled for the Thursday, October 7, 2021 Planning Commission beginning at 9:00 a.m. located in the Second Floor Hearing Room of the Pikes Peak Regional Development Center, 2880 International Circle, Colorado Springs and the Tuesday, October 26, 2021 Board of County Commissioners' hearing beginning at 9:00 a.m. located in the Centennial Hall Hearing Room located at 200 S. Cascade Avenue, Colorado Springs.**

SF-21-013

HOWSER

**VACATION AND REPLAT  
BRIDLE BIT RANCH FILING NO. 1A**

A request by Nicole Telle for approval of a vacation and replat of one (1) single-family residential lot into two (2) single-family residential lots. The 10.12-acre property is zoned RR-5 (Residential Rural) and is located on the west side of Bridle Bit Road, approximately one mile east of the Shoup Road and Highway 83 intersection and within Section 10, Township 12 South, Range 66 West of the 6th P.M. (Parcel No. 62100-01-011) (Commissioner District No. 1)

**Type of Hearing: Quasi-Judicial**

**Planner: Ryan Howser (RyanHowser@elpasoco.com)**

El Paso County is committed to full access and transparency while the community works through the COVID-19 crisis. That also means balancing public safety and keeping essential parts of County government open for business. You are welcome to appear in person at the hearing or attend the hearing remotely.

**Watch the Live Hearings Remotely**

If you are interested in watching the Planning Commission or Board of County Commissioners' hearing live, please go to <https://cloud.castus.tv/vod/elpasoco/video> at the scheduled time of the hearing. Staff will be monitoring the County's Live feed, so please feel free to ask questions or provide any comments you might have; however, any testimony you wish to provide must be done by following the "Participate Remotely" procedures listed below.

**Participate Remotely**

If you would like to provide testimony on an item being heard by the Planning Commission or the Board of County Commissioners, please email Elena Krebs at [PCDhearings@elpasoco.com](mailto:PCDhearings@elpasoco.com) with your name and the best phone number to be reached at and include any documents you would like provided to the hearing body as part of the official record. **NOTE: New exhibits are not permitted via email the day of hearing. All exhibits must be emailed to Ms. Krebs no later than one day prior to each of the above listed hearings. Whether you are attending remotely or in person, kindly note there is a three (3) minute time limit on public comments and/or presentations.**

A list of individuals wishing to testify will be provided to the Chair in advance of the meeting. When it's time for public testimony on the item you'd like to testify on, you will receive a phone call at the number you provided and will be brought into the meeting remotely so you can address the hearing body.



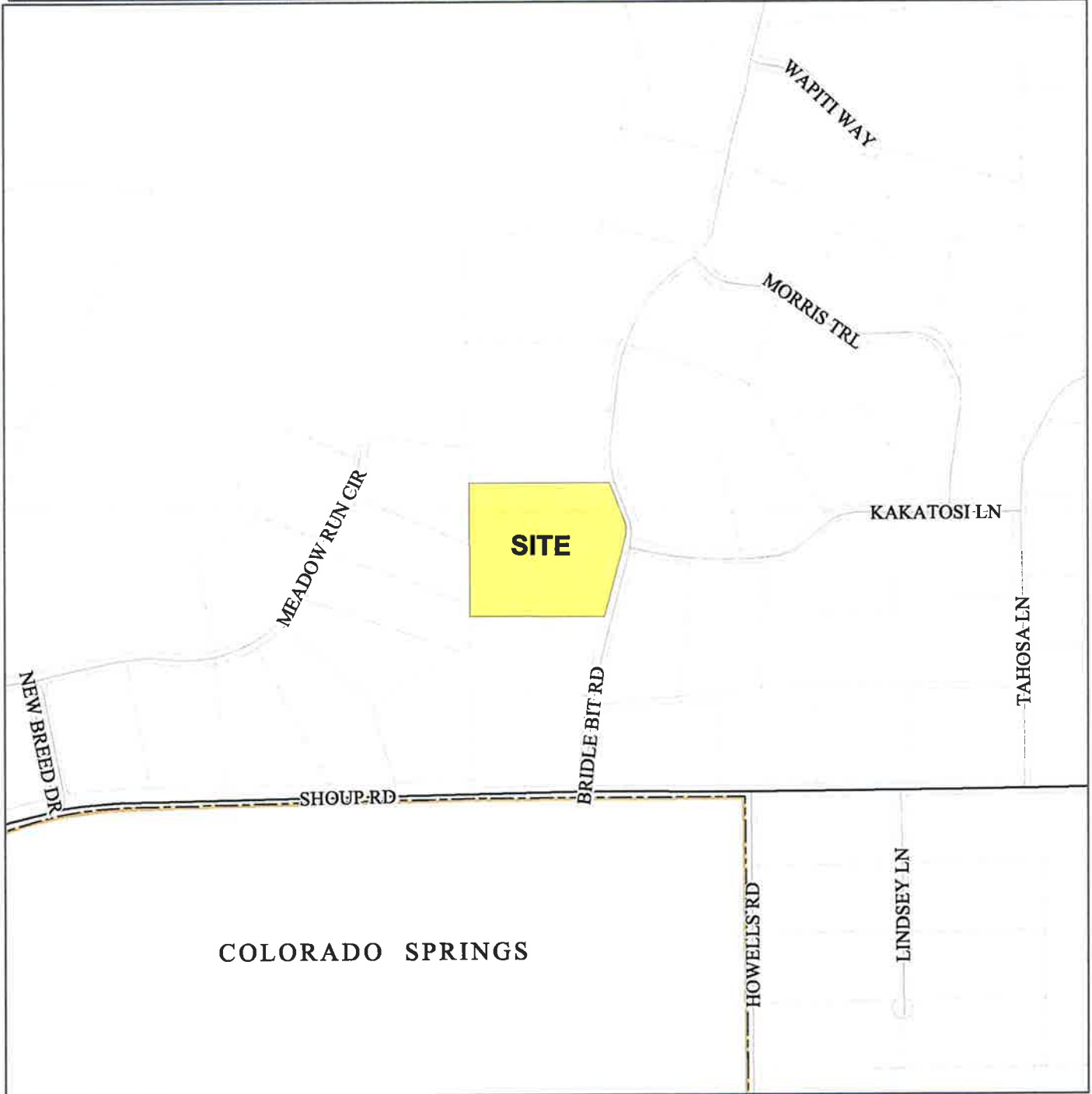
# El Paso County Parcel Information

PARCE	NAME
6210001	TELLE NICOLE T

File Name: SF-21-013

Zone Map No. --

Date: September 15, 2021



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 2018 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 of the Board of County Commissioners, El Paso County, Colorado. This document was prepared from the best data available at the time of printing. El Paso County, Colorado, makes no claim as to the completeness or accuracy of the data contained hereon.



6210002004  
ADVENTURE BAY HOLDINGS LLC  
1751 PINNACLE DR STE 1000  
MC LEAN, VA 22102

6210001018  
BUDGE NATHAN R  
5763 CISCO DR  
COLORADO SPRINGS, CO 80924

6210001009  
GAGNE REMI Y TRUST  
12620 BRIDLE BIT RD  
COLORADO SPRINGS, CO 80908

6210001023  
HAWK DEAN  
12790 BRIDLE BIT RD  
COLORADO SPRINGS, CO 80908

6210001022  
HOKKANEN GARY L LIVING TRUST  
3525 MEADOW RUN CIR  
COLORADO SPRINGS, CO 80908

6210003002  
LARSON JANICE A  
PO BOX 38009  
COLORADO SPRINGS, CO 80937

6210001021  
PETERSON GLENN R  
3545 MEADOW RUN CIR  
COLORADO SPRINGS, CO 80908

6210001011  
TELLE NICOLE T  
12730 BRIDLE BIT RD  
COLORADO SPRINGS, CO 80908

6210001020  
THOMAS MATTHEW R  
3565 MEADOW RUN CIR  
COLORADO SPRINGS, CO 80908

