



RESOLUTION #2

STANDARD RESOLUTION FOR DISAPPROVAL - INVOLVING A HARDSHIP

Langlais moved that the following Resolution be adopted:

BEFORE THE BOARD OF ADJUSTMENT

OF THE COUNTY OF EL PASO

STATE OF COLORADO

RESOLUTION NO. BOA-22-007

HILL SUBDIVISION

WHEREAS, Douglas Hill has requested a variance from the zoning regulations contained in the El Paso County Land Development Code for property located at Black Forest Road in the RR-5 zone district, which property is identified by El Paso County Tax Schedule No. 51290-09-002 and is legally described as follows:

TRACT A, C AND H ESTATES AS RECORDED UNDER RECEPTION NUMBER 206712276
OF THE RECORDS OF EL PASO COUNTY, COLORADO.

WHEREAS, the subject property is within the unincorporated area of El Paso County, Colorado; and

WHEREAS, Douglas Hill has requested approval of a 1.78-acre parcel where County regulations require 5 acres; and

WHEREAS, the Board of Adjustment is vested with the power to grant or deny variances by virtue of Section 5.5.2 of the El Paso County Land Development Code and Sections §30-28-117 and §30-28-118, C.R.S.; and

WHEREAS, based on the evidence presented, the Board of Adjustment makes the following finding:

1. Proper notice procedures, including the notification of all adjoining property owners, have been completed by the El Paso County Planning and Community Development Department.
2. That for the following reason(s), the request for a variance does not meet the criteria set forth in the El Paso County Land Development Code:

Strict application of applicable provisions of the Land Development Code would not result in peculiar and exceptional practical difficulties to, or exceptional and undue hardship upon, the owner of the property.

NOW, THEREFORE, BE IT RESOLVED that the request for a variance from the El Paso County zoning regulations as more fully described above is hereby denied.

Wood seconded the adoption of the foregoing Resolution.

The roll having been called, the vote was as follows: (circle one)

Clement	aye / nay / abstain / <u>absent</u>
Curry	<u>aye</u> / nay / abstain / absent
Langlais	<u>aye</u> / nay / abstain / absent
McSparren	<u>aye</u> / nay / abstain / absent
Morton	aye / nay / abstain / <u>absent</u>
Rexroad <i>NON VOTING</i>	aye / nay / abstain / absent
Tank	aye / <u>nay</u> / abstain / absent
Weber <i>NON VOTING</i>	aye / nay / abstain / <u>absent</u>
Wood <i>Kevin</i>	<u>aye</u> / nay / abstain / absent

The Resolution was adopted by a vote of 4 to 1 by the Board of Adjustment of the County of El Paso, State of Colorado.

DATED: 4/26/2023

By: 

Printed Name: KEVIN CURRY

Title: CHAIR