

Lacey Dean2

From: Elizabeth Galvez-Vargas <elizabeth.galvezvargas@gmail.com>
Sent: Thursday, November 14, 2024 11:20 PM
To: Lacey Dean2
Cc: JUAN GALVEZ-VARGAS
Subject: Hilltop Pines Variance Request

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To whom it may concern,

As residents of the Hilltop Pines community, we'd like to voice our concern with the request of a variance on the property setback. Specifically, concerning our neighbors on 1410 Trumpeters Court, actively pursuing this variance.

In Hilltop Pines, our HOA's covenants specifically seek to protect the views of all property owners, which includes considerations of variances that are less restrictive than those established by El Paso County in the PUD approval. We believe landowners should be able to rely on the restrictions imposed in the platting process. Additionally, any alterations should not impact each landowner's enjoyment and/or value of their property negatively.

As a property owner in Hilltop Pines, we purchased property under the premise that the covenants regarding setbacks would be enforced and our property value would be protected. Any variances to the setbacks should be taken seriously and with the interest of all property owners affected by the requested variance. We wanted to voice our concern with the variance request and ask that the country take great care in their considerations for approval.

Respectfully,
Juan and Elizabeth Galvez-Vargas
18925 Hilltop Pines Path