

NOTICE OF PUBLIC HEARING(S)

COPY
mailed 7/2/2020

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 July 23, 2020 Planning Commission beginning at 1:00 p.m. and the July 28, 2020 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-19-009

PARSONS

FINAL PLAT
RETREAT AT TIMBERRIDGE FILING NO. 1

A request by TimberRidge Development Group, LLC, for approval of a final plat to create 70 single-family residential lots. The three parcels, totaling 72.4 acres, are zoned PUD (Planned Unit Development) and are located north of the future extension of Briargate-Stapleton Parkway, south of Arroya Lane, and east of Vollmer Road and is located within Sections 27 and 28, Township 12, Range 65 West of the 6th P. M. (Parcel Nos. 52280-00-019, 52270-00-003, and 52270-00-004) (Commissioner District No. 2)

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. Here are the ways you can participate in quasi-judicial land-use items coming up before the Planning Commission and the Board of County Commissioners:

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://www.elpasoco.com/news-information-channel/> or visit El Paso County's Facebook page at <https://www.facebook.com/ElPasoCountyCO/> at the scheduled time of the hearing. Staff will be monitoring the County's Facebook 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

Due to COVID-19, we are recommending that you participate in the hearing 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 Tracey Garcia at TraceyGarcia@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. Garcia no later than one day prior to each of the above listed hearings.**

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 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.

Arrive in person (the address is 200 S. Cascade Ave, Colorado Springs, CO 80903)

- In-person attendance at Planning Commission and Board of County Commissioner hearings is permitted under the Governor's order, but it is highly discouraged.
- Strict social/physical distancing must be maintained if you arrive to present or testify in person.
- You must be separated by at least two chairs and one row of seating in the auditorium.
- Please pay special attention to any communication you receive regarding the time your item will be heard.

El Paso County Parcel Information

File Name: SF-19-009

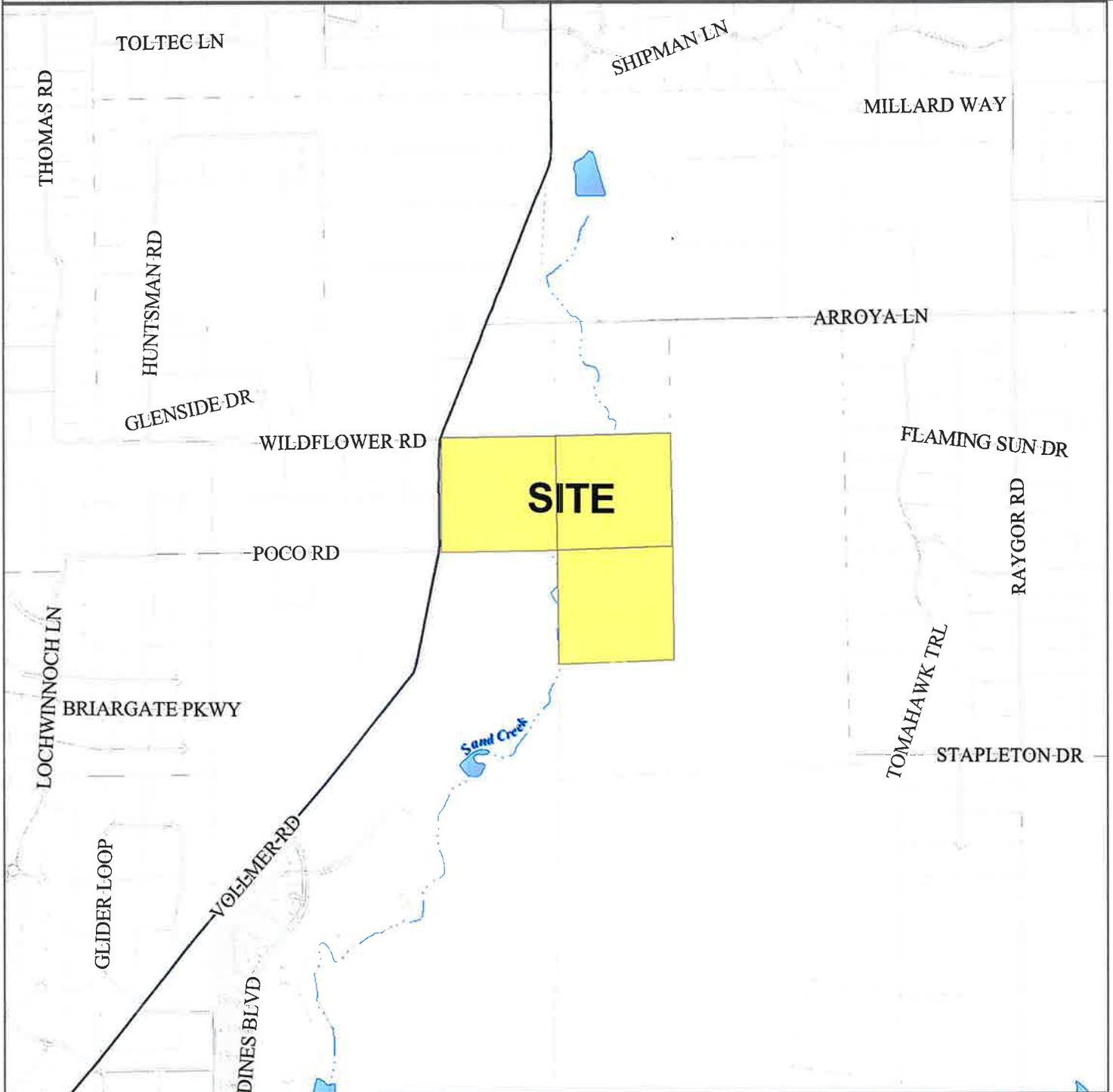
Zone Map No. --

Date: July 1, 2020

PARCEL	NAME
5228000019	TIMBERRIDGE DEVELOPMENT GROUP LLC
5227000003	TIMBERRIDGE DEVELOPMENT GROUP LLC
5227000004	TIMBERRIDGE DEVELOPMENT GROUP LLC

ADDRESS	CITY	STATE
2138 FLYING HORSE CLUB DR	COLORADO SPRINGS	CO
2138 FLYING HORSE CLUB DR	COLORADO SPRINGS	CO
2138 FLYING HORSE CLUB DR	COLORADO SPRINGS	CO

ZIP	ZIPLUS
80921	
80921	
80921	



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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5200000361
MORLEY-BENTLEY INVESTMENTS LLC
20 BOULDER CRESCENT ST STE 100
COLORADO SPRINGS, CO 80903

5200000398
TIMBERRIDGE DEVELOPMENT GROUP
LLC
2138 FLYING HORSE CLUB DR
COLORADO SPRINGS, CO 80921

5228000013
SNYDER AMELIA
8450 POCO RD
COLORADO SPRINGS, CO 80908

5228000029
SMITH TERRY L
8455 WILDFLOWER RD
COLORADO SPRINGS, CO 80908

5228000025
JAYNES JOHN R
8455 POCO RD
COLORADO SPRINGS, CO 80908

5228000027
BISSELL MARK L
10160 VOLLMER RD
COLORADO SPRINGS, CO 80908

5228001005
DECOTO JACOB
10620 VOLLMER RD
COLORADO SPRINGS, CO 80908