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PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

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Sent To Daniel and Robin Tadie
14255 Silverton Rd.
CS/CO 80921

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Sent To Cecily and Tanya Wolff
2170 Diamond Creek Dr.
CS/CO 80921

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Sent To Ben and Thea Kelley
14115 Silverton Rd.
CS/CO 80921

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Sent To Jane F. Anderson
14170 Silverton Rd.
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This should be addressed to BT Kelly Living Trust.



Design Renaissance

Architectural Design & Planning

Daniel D. Sievers - Architect

September 13, 2018

This letter is being sent to you because Randy & Gwyn Petrick are proposing a land use project in El Paso County at 14195 Silverton Road. (see additional property information below) This information is being provided to you prior to a submittal with the County. Please direct any questions on the proposal to the Property Owner and/or the project Consultant as listed below. Prior to any public hearing on this proposal a notification of the time and place of the public hearing will be sent to the adjacent property owners by the El Paso County Planning Department. At that time you will be given the El Paso County contact information, the file number and an opportunity to respond either for, against or expressing no opinion in writing or in person at the public hearing for this proposal.

Property Owners:

Randall & Gwyndena Petrick
375 Loire Valley Dr.
Simi Valley, CA 93065
(818) 585-1204

Consultant:

Daniel D. Sievers- Architect
Design Renaissance Architects, LLC
815 W. Jefferson Street
Colorado Springs, CO 80907
(719) 633-4684

Site Location, Size & Zoning:

- 14195 Silverton Road (Lot 9 Overlook Estates)
- 5.3 Acre lot size
- Zoning: RR-5

Request & Justification:

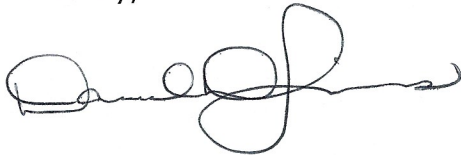
- Mr. & Mrs. Petrick purchased this property in 2010 with the hope that one day they would move to Colorado in their retirement. Currently Mrs. Petrick's mother lives in the house on the property. Mr. & Mrs. Petrick are now ready to move to Colorado and would like to live on the property with their mother. They would like to build a new home on the lot and have their mother live in the existing home- which will become the guest house, prompting our Special Use request to El Paso County for Extended Family Housing status. The Petricks would like to be able to care for their mother as she ages, and to be physically close as they do so. The properties in this neighborhood are Zoned such that property owners are allowed to have a primary residence as one structure and a separate detached guest house as another structure. This is what the Petricks would like to do. The County also allows property owners to request Extended Family Housing status so that they may be able to have a blood relative live on the property too.

Existing & Proposed Facilities:

- **Existing**- Currently on the property, there is a small home of approx. 1,500 s.f. There is also a detached garage of approx. 920 s.f. and also a detached shed of approx. 300 s.f. All of these structures are connected by a gravel driveway.
- **Proposed**- The Petricks are proposing to build an approx. 5,000 s.f. home as the "primary residence." This structure will also have an attached 3-car Garage.

See the following page for the Vicinity Map with the property in question in the middle, surrounded by the adjacent property owners.

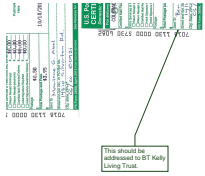
Sincerely,

A handwritten signature in black ink, appearing to read 'Daniel D. Sievers', with a stylized flourish at the end.

Daniel D. Sievers- Architect

Markup Summary

dskendall (1)



Subject: Callout
Page Label: 1
Lock: Unlocked
Author: dskendall
Date: 11/20/2018 2:50:26 PM
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This should be addressed to BT Kelly Living Trust.