

18 May 2023

This letter is being sent to you because Matt and Candice Comer are proposing a land use project in El Paso County at the referenced location (see item #3). This information is being provided to you prior to a submittal with the County. Please direct any questions on the proposal to the referenced contact(s) in item number 2. 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 and Community Development 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 at the public hearing for this proposal.

- 1) For questions specific to this project, please contact the consultant, Glenn Brooke
- 2) Owner/applicant: Wyatt M Comer (Matt) & Candice Comer
Consultant: Glenn Brooke, dddServices PO Box 77162, Colorado Springs CO 80970
dddservice@aol.com (719)637-0522
- 3) Site: 16875 Oldborough Heights located south and west of the Roller Coaster/Higby intersection, 4.83 Acres, Zoned PUD
- 4) Request: The owners' are requesting the allowed building envelope be shifted on the lot to better accommodate a planned residence. The proposed location will overlap the existing, authorized location and be of the same size. This request is made to preserve the existing trees to the greatest extent possible.

The planned residence is a 2 story over a walkout, similar in nature to the surrounding parcels.

Respectfully,



Wyatt M. Comer



Candice Comer

Notice to Adjacent Property Owners

Name and Address of the
 Petitioner(s): Candice and Wyatt Comer

Telephone
 Number(s): 719-337-5650

Description of Proposal:
Moving building envelope to preserve trees.

A list of adjacent property owners may be acquired from the County Assessor's office. If adjacent property owners cannot be reached in person, the applicant must send an Adjacent Property Owner Notification letter by certified mail and provide, as part of the submittal, a copy of the letter sent and a copy of each receipt.

The undersigned, being an adjacent property owner, has read the above notification. I understand I may submit written comment, appear in person at the advertised public hearing, or appear virtually at the advertised public hearing to further express my comments.

Date	Owner (Yes or No)	Name (Signature) and Address	Comments
5/20/23	Y	<i>[Signature]</i> 16815 Oldborough Monument, CO 80132	16815 Oldborough Monument, CO 80132
5/23/23	Y	<i>[Signature]</i> 16935 Oldborough	we approve

(For additional space, attach a separate sheet of paper)

Above are the signatures of the adjacent property owners who ^{own} ~~was~~ the property described after their names or who are located as indicated (e.g. north of the subject property). I hereby acknowledge that the information provided within this notification is correct.

C. Comer date 5/18/23 [Signature] date 5/18/23
 (Signature of Petitioner or Owner) (Signature of Petitioner or Owner)

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE
Certified Mail Fee

- Extra Services & Fees (check box, add fee to postage)
- Return Receipt (hardcopy)
- Return Receipt (electronic)
- Certified Mail Restricted Delivery
- Adult Signature Required
- Adult Signature Restricted Delivery

Total Postage and Fees

813

Sent To: Jamesy Debra Reed
17025 Shubard Rd
Mountain View, CO 80828



PS Form 3800, April 2015 (with major changes) See Reverse for instructions

7022 2410 0000 0771 2220

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE
Certified Mail Fee

- Extra Services & Fees (check box, add fee to postage)
- Return Receipt (hardcopy)
- Return Receipt (electronic)
- Certified Mail Restricted Delivery
- Adult Signature Required
- Adult Signature Restricted Delivery

Total Postage and Fees

813

Sent To: Jeremy Melissa Yeats
11675 Potter Coaster Road
P.O. Box 11680
Limon, CO 80821



7022 2410 0000 0771 2183

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE
Certified Mail Fee

- Extra Services & Fees (check box, add fee to postage)
- Return Receipt (hardcopy)
- Return Receipt (electronic)
- Certified Mail Restricted Delivery
- Adult Signature Required
- Adult Signature Restricted Delivery

Total Postage and Fees

813

Sent To: The State Generation Transmission
1100 W. 116th Ave
Denver, CO, 80234



PS Form 3800, April 2015 (with major changes) See Reverse for instructions

7022 2410 0000 0771 2190

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE
Certified Mail Fee

- Extra Services & Fees (check box, add fee to postage)
- Return Receipt (hardcopy)
- Return Receipt (electronic)
- Certified Mail Restricted Delivery
- Adult Signature Required
- Adult Signature Restricted Delivery

Total Postage and Fees

813

Sent To: James Deborah Bergman
11675 Potter Coaster Rd
Mountain View, CO 80821



PS Form 3800, April 2015 (with major changes) See Reverse for instructions

7022 2410 0000 0771 2199

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE
Certified Mail Fee

- Extra Services & Fees (check box, add fee to postage)
- Return Receipt (hardcopy)
- Return Receipt (electronic)
- Certified Mail Restricted Delivery
- Adult Signature Required
- Adult Signature Restricted Delivery

Total Postage and Fees

813

Sent To: Mountain View Electric Assn
P.O. Box 11680
Limon, CO 80828



PS Form 3800, April 2015 (with major changes) See Reverse for instructions

7022 2410 0000 0771 2205