

Notification of Adjacent Property Owners

Name and Address of Petitioner(s): ASHLEY COPELAND
3575 HARMON DRIVE, MONUMENT, CO 80132

Telephone #'s: (318) 210-2310

Description of Proposal: Request for detached accessory living quarters
(approx. 399 SF) for permanent housing for a family
member.

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 appear in person at the advertised public hearing to further express my comments.

Date	Owner (Yes or No)	Name (Signature) and Address	Comments
8/17	Y	BRIAN MEXSICH 3435 Harmon Dr. Monument 80132	Approved!
8/17	Y	Wendy Brooks 3630 Harmon Drive Monument, CO 80132	I'm fine with my neighbors having a tiny house on their property.
8/17	Y	ED BATAKIS 3490 DOOLITTLE RD. MONUMENT CO. 80132	THIS IS FINE WITH ME
8/17	Poster	MONTY PATTON 3440 DOOLITTLE RD MONUMENT CO 80132	OK w/ DS
8/18	Y/5	Laurel Boyer 5530 Doolittle Rd Monument, CO 80132	OK - No issues.
8/25	Y	Andy Lawing II 3615 Harmon Dr. Monument CO 80132	Approval Ex collect!


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

Above are the signatures of the adjacent property owners who own 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.

Ashley Copeland date 8/17/2020
 (Signature of Petitioner or Owner)

 (Signature of Petitioner or Owner)

Certified Mail Receipts for 16605 Von Neuman Tenaj Holdings, LLC (10.27.2020)



MONUMENT
545 3RD ST
MONUMENT, CO 80132-9998
(800)275-8777

10/27/2020 01:49 PM

Product	Qty	Unit Price	Price
Envelope 6X9	2	\$0.49	\$0.98
First-Class Mail® Letter	1		\$0.70
Hastings, NE 68901 Weight: 0 lb 1.10 oz Estimated Delivery Date Sat 10/31/2020 Certified Mail® \$3.55 Tracking #: 70201290000184333476			
Total			\$4.25
First-Class Mail® Letter	1		\$0.70
Colorado Springs, CO 80904 Weight: 0 lb 1.10 oz Estimated Delivery Date Fri 10/30/2020 Certified Mail® \$3.55 Tracking #: 70201290000184333469			
Total			\$4.25
Grand Total:			\$9.48
Cash			\$10.00
Change			(\$0.52)

Due to limited transportation availability as a result of nationwide COVID-19 impacts package delivery times may be extended. Priority Mail Express® service will not change.

In a hurry? Self-service kiosks offer quick and easy check-out. Any Retail Associate can show you how.

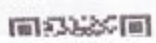
Text your tracking number to 28777 (2USPS) to get the latest status. Standard Message and Data rates may apply. You may also visit www.usps.com USPS Tracking or call 1-800-222-1811.

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Sign up for FREE @
www.informedelivery.com

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All sales final on stamps and postage.
Refunds for guaranteed services only.
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Tell us about your experience.
Go to: <https://postalexperience.com/Pos>
840-5800-0829-001-00027-56466-02
or scan this code with your mobile device.



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Domestic Mail Only

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

Hastings, NE 68901

OFFICIAL USE

Certified Mail Fee	\$3.55
Extra Services & Fees (check box, add fee as appropriate)	\$0.00
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.70
Total Postage and Fees	\$4.25

Sent To: Samuel Ella Rothod
Street and Apt. No. or PO Box No.: 323 North Shore Dr.
City, State, ZIP+4®: Hastings, NE 68901-2515
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

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

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

Colorado Springs, CO 80904

OFFICIAL USE

Certified Mail Fee	\$3.55
Extra Services & Fees (check box, add fee as appropriate)	\$0.00
<input type="checkbox"/> Return Receipt (hardcopy)	\$0.00
<input type="checkbox"/> Return Receipt (electronic)	\$0.00
<input type="checkbox"/> Certified Mail Restricted Delivery	\$0.00
<input type="checkbox"/> Adult Signature Required	\$0.00
<input type="checkbox"/> Adult Signature Restricted Delivery	\$0.00
Postage	\$0.70
Total Postage and Fees	\$4.25

Sent To: Tenaj Holdings LLC
Street and Apt. No. or PO Box No.: 1114 West Colorado Ave
City, State, ZIP+4®: Colorado Springs, Co. 80904
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Notice to Adjacent Property Owner -16605 Von Neuman Drive (10.27.2020)

Ashley Copeland
3575 Harmon Drive

October 27, 2020
Sent Via Certified Mail

Monument, CO 80132
Email: ashleyh4367@yahoo.com

Samuel & Ella Rathod
323 North Shore Drive
Hastings, NE 68901-2515

RE: Notification of Adjacent Property Owners
3575 Harmon Drive, Monument, CO 80132

Dear Mr. Randall Purvis:

This letter is being sent to you because Ashley Copeland, "Property Owner", is proposing a land use project in El Paso County at the above referenced location and you own the property located at 16605 Von Neuman Drive, Monument CO 80132. This information is being provided to you, an adjacent property owner, prior to a submittal with the County. Please direct any questions on the proposal to the referenced contact(s) in item #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 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 on in person at the public hearing for this proposal.

For questions specific to this project, please contact:

Ashley Copeland, Owner
3575 Harmon Drive, Monument, CO 80132
Phone: 318-210-2310

Site address, location, size and zoning:

Site Address: 3575 Harmon Drive, Monument, CO 80132
Location: 3575 Harmon Drive; Plat No: 1659
Size: 4.53 Acres
Zoning: A-5

Request and justification:

Request for detached accessory living quarters (approx. 399 SF) for permanent housing for the homeowner's elderly parents.

Existing and proposed facilities, structures, roads, etc.

Existing driveway leading to Tiny Home
Refer to enclosed photos (#1-5)

Waiver requests (if applicable) and justification: N/A

Respectfully,

Ashley Copeland

Notice to Adjacent Property Owner -Tenaj Holdings, LLC (10.27.2020)

Ashley Copeland
3575 Harmon Drive
Monument, CO 80132
Email: ashleyh4367@yahoo.com

October 27, 2020
Sent Via Certified Mail

Tenaj Holdings, LLC
Attn: Randall Purvis
1119 West Colorado Avenue
Colorado Springs, CO 80904

RE: Notification of Adjacent Property Owners
3575 Harmon Drive, Monument, CO 80132

Dear Mr. Randall Purvis:

This letter is being sent to you because Ashley Copeland, "Property Owner", is proposing a land use project in El Paso County at the above referenced location and you own the property located at 3440 Doolittle Road, Monument CO 80132. This information is being provided to you, an adjacent property owner, prior to a submittal with the County. Please direct any questions on the proposal to the referenced contact(s) in item #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 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 on in person at the public hearing for this proposal.

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3575 Harmon Drive, Monument, CO 80132
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Existing driveway leading to Tiny Home
Refer to enclosed photos (#1-5)

Waiver requests (if applicable) and justification: N/A

Respectfully,

Ashley Copeland

Notice to Adjacent Property Owner - **NEW OWNER 3435 Harmon Drive (12.09.2020)**

Notification of Adjacent Property Owners

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3575 HARMON DRIVE, MONUMENT, CO 80132

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8/10	Yis	Laurel Boyer 3530 Doolittle Rd Monument, CO 80132	OK - No issues.
8/15	Y	Arch Lawing Jr 3615 Harmon Dr. Monument CO 80132	Approved Excellent!
8/9	Y	Brandon McBeck 3435 Harmon Dr. Monument, CO 80132	Approved

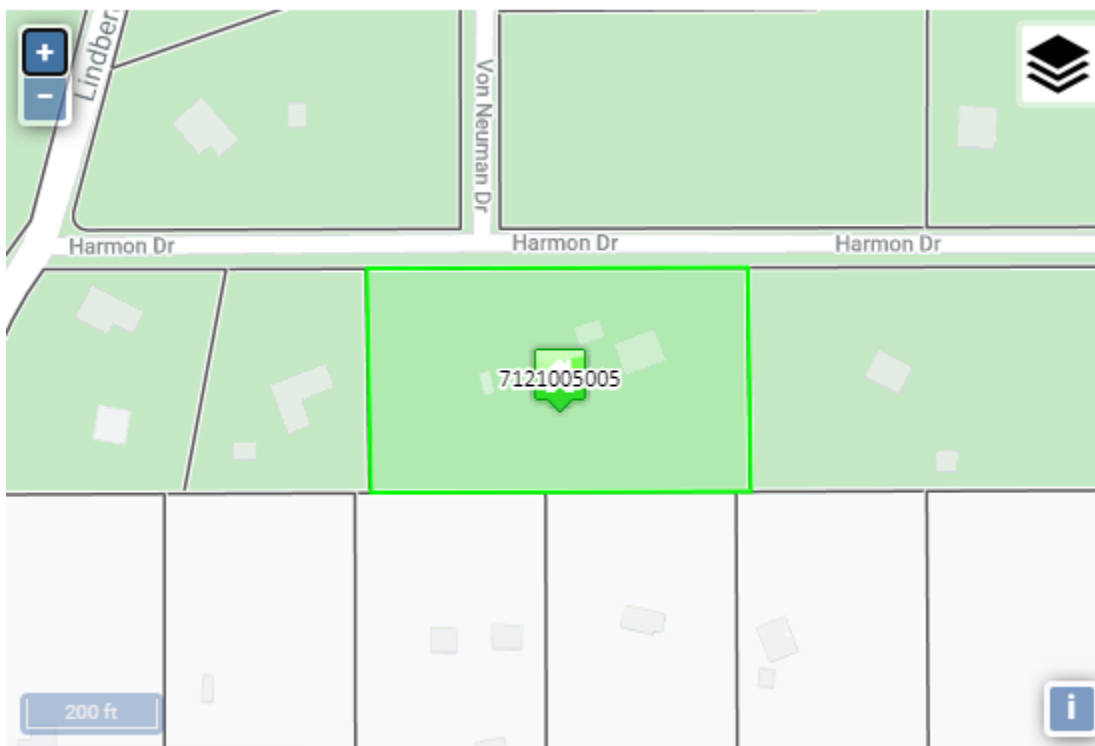
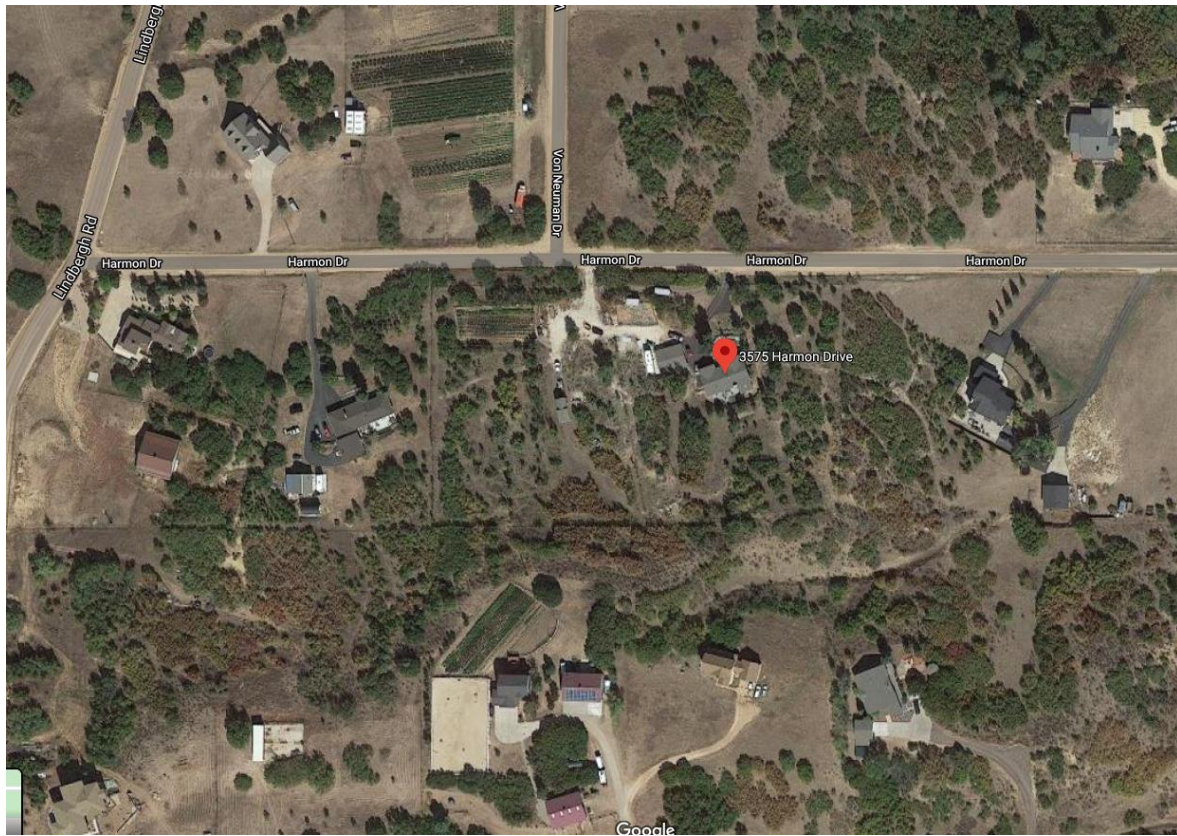
(For additional space, attach a separate sheet of paper)

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Ashley Copeland date 8/17/2020
 (Signature of Petitioner or Owner)

 (Signature of Petitioner or Owner)

Vicinity Map showing the adjacent property owners:



1. SOUTH FACING VIEW



5. EAST FACING VIEW



2. VIEW FROM 2ND DRIVE OFF OF HARMON DRIVE



3. WEST FACING VIEW



4. SOUTH FACING VIEW

